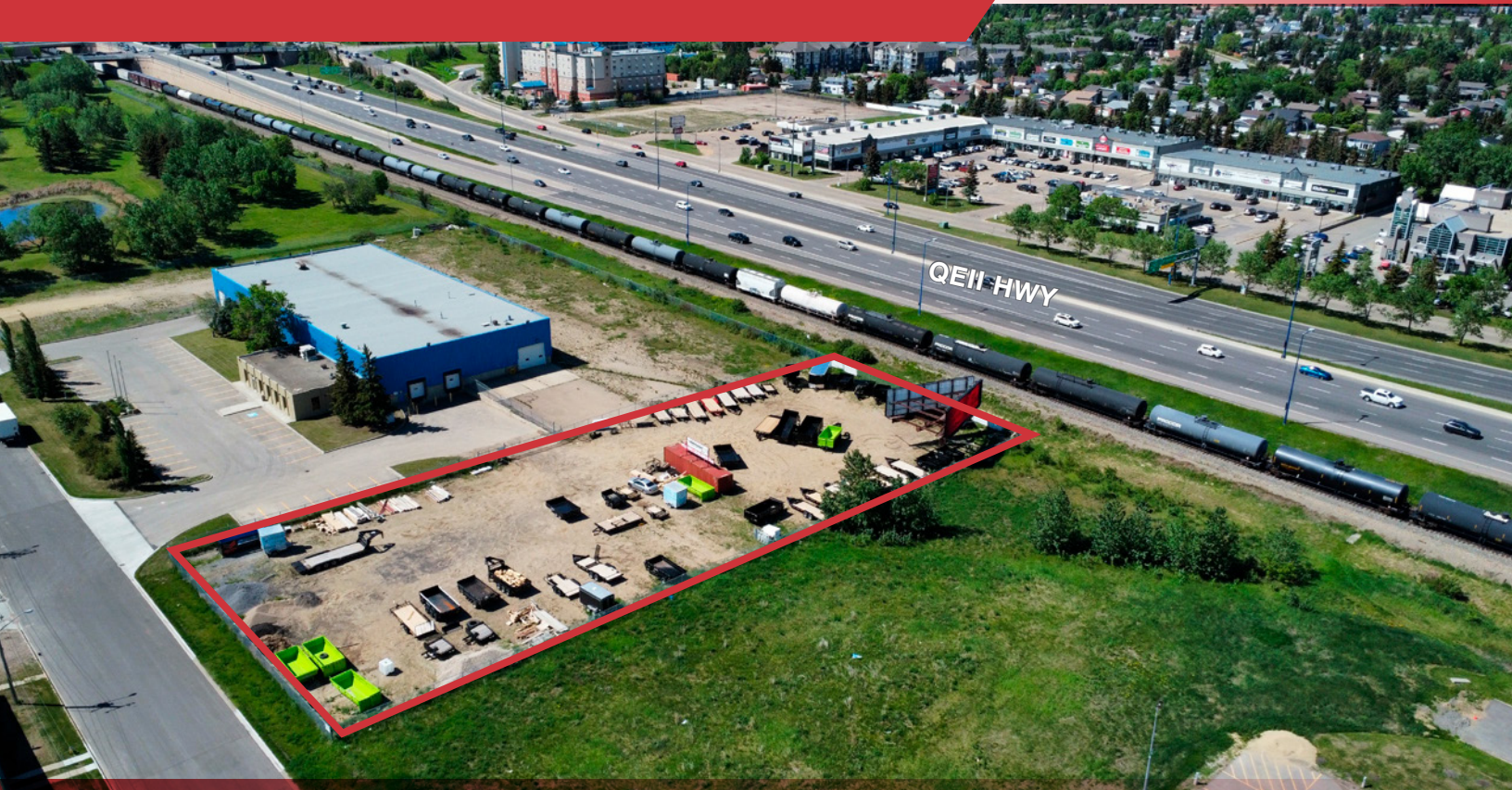


FOR LEASE

QE2 SOUTHSIDE INDUSTRIAL LAND

NAI Commercial



2920 - 101 STREET | EDMONTON, AB | 1.09 ACRES AVAILABLE

PROPERTY HIGHLIGHTS

- Rare industrial land parcel for lease with fantastic exposure to QE2
- 1.09 acres± approximately 140 ft.± x 340 ft.
- Access via area to the south and south curb crossing at building (joint access)
- Power available onsite for potential office trailer
- Electric gate - fully fenced and secured
- Ideal for: Equipment and trailer storage, vehicle parking, fleet parking
- Excellent access to QE2, Anthony Henday and Whitemud



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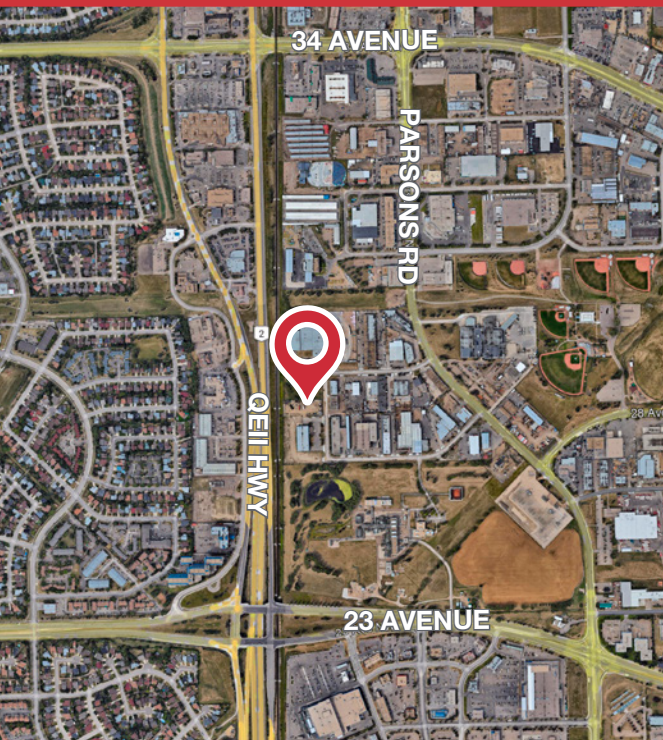
NAI COMMERCIAL REAL ESTATE INC.
4601 99 STREET NW, EDMONTON AB, T6E 4Y1



780 436 7410



NAIEDMONTON.COM



ADDITIONAL INFORMATION

SIZE AVAILABLE	1.09 acres±
LEGAL DESCRIPTION	Plan 0923583 Block 2 Lot 3B
ZONING	Medium Industrial (IM)
NEIGHBOURHOOD	Parsons Industrial
YARD CONDITION	Compacted, gated and fenced
AVAILABLE	Immediately
LEASE RATE	\$6,000 per month gross (includes property tax and insurance)
LEASE TERM	1-3 years



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