



SHORT TERM LEASE AVAILABLE

FULL FEES TO OUTSIDE BROKERS

End Cap Industrial Bay Available

Bay A: 5,400 SF

Property Highlights

- Located in Nisku Industrial Park
- Adjacent to Edmonton's International Airport
- Western Canada's largest business and industrial park
- Large marshalling and yard area
- Short term leases available



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Property Details

Zoning:	IL - Light Industrial	
Space Size - Bay A:	900 SF	Office
	4,500 SF	Warehouse
	5,400 SF	Total
Loading Door:	14' x 16' grade loading door	
Power Service:	TBC	
Ceiling Height:	24' clear	
Lease Rate:	\$11.00 per SF	
Operating Costs:	\$3.50 per SF	
Availability:	August 2019	

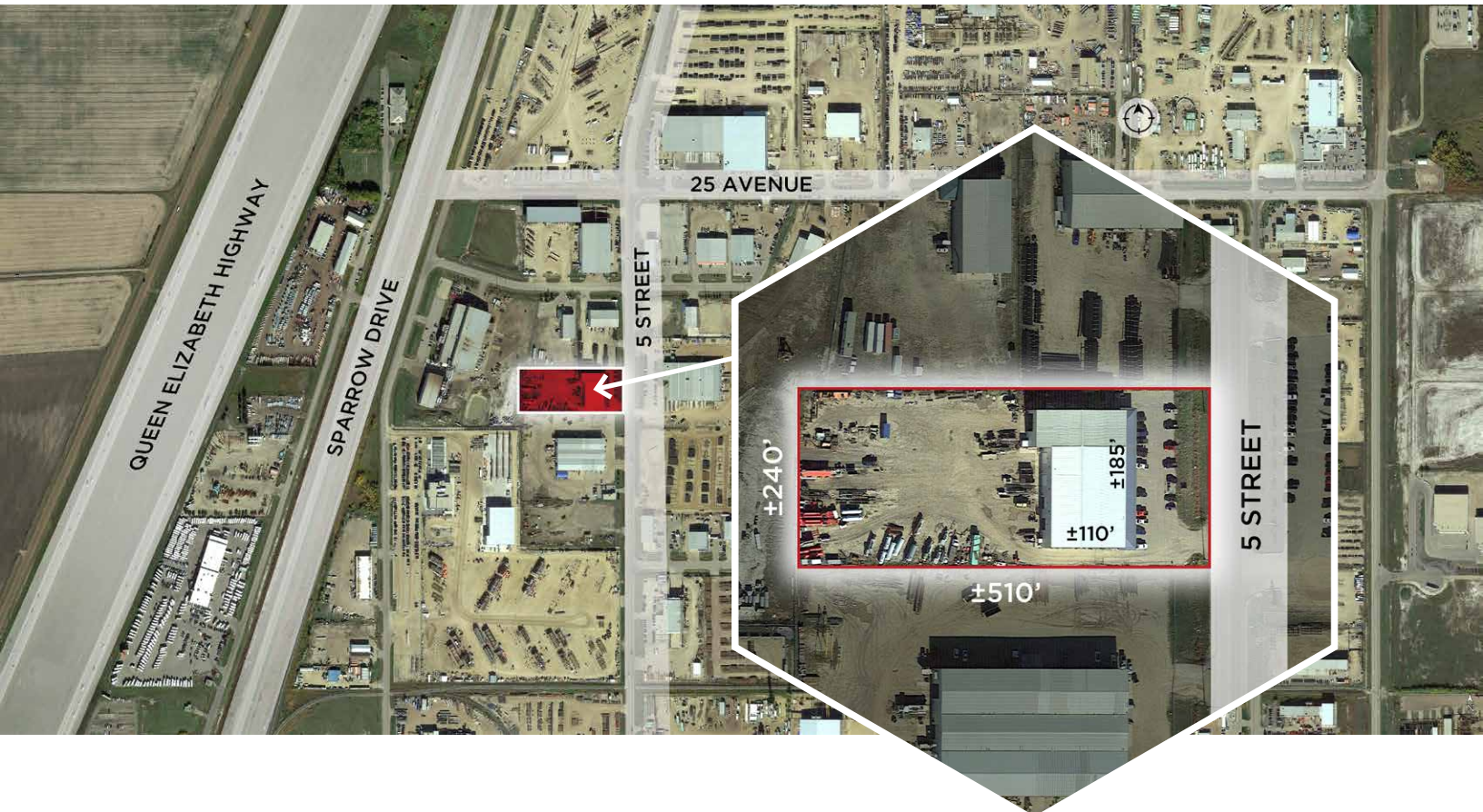
Bay A



Office



Aerial



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