

FOR LEASE

# PETWIN TOWER

10707 100 Avenue  
Edmonton, Alberta

**DOWNTOWN GOVERNMENT DISTRICT**



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# PROPERTY HIGHLIGHTS

Petwin Tower is located due North of the Alberta Legislature in Edmonton's Downtown government district on 107th Street.

## FLOORS:

SUITE 200 - 2,949 SF  
(OUTDOOR DECK OPTION)  
SUITE 202 - 1,555 SF  
SUITE 204 - 541 SF  
SUITE 310 - 1,593 SF  
SUITE 350 - 3,429 SF  
SUITE 500 - 6,552 SF  
SUITE 1000 - 6,552 SF  
SUITE 1100 - 6,552 SF

## IMPROVEMENTS:

MOVE-IN READY

## CURRENT RENT:

MARKET

## ADDITIONAL RENT:

\$13.57 PER SF (2025)

## PARKING RATIO/COST:

UNDERGROUND PARKADE  
1:1,000 @ \$235.00  
+ SURFACE STALLS

## FOOD & BEVERAGE:

BUOK KOREAN KITCHEN  
THE TOMATO TOP 100 -  
EDMONTON 2024

## BOARDROOM:

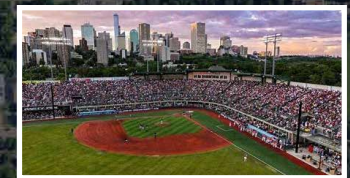
TENANT AMENITY ON  
2ND FLOOR



THE ALBERTA LEGISLATURE



4 MINUTES FROM  
ROGERS PLACE



4 MINUTES FROM  
RE/MAX FIELD

RIVER VALLEY ROAD

104 AVENUE

100 AVENUE

97 AVENUE

107 STREET

103 STREET