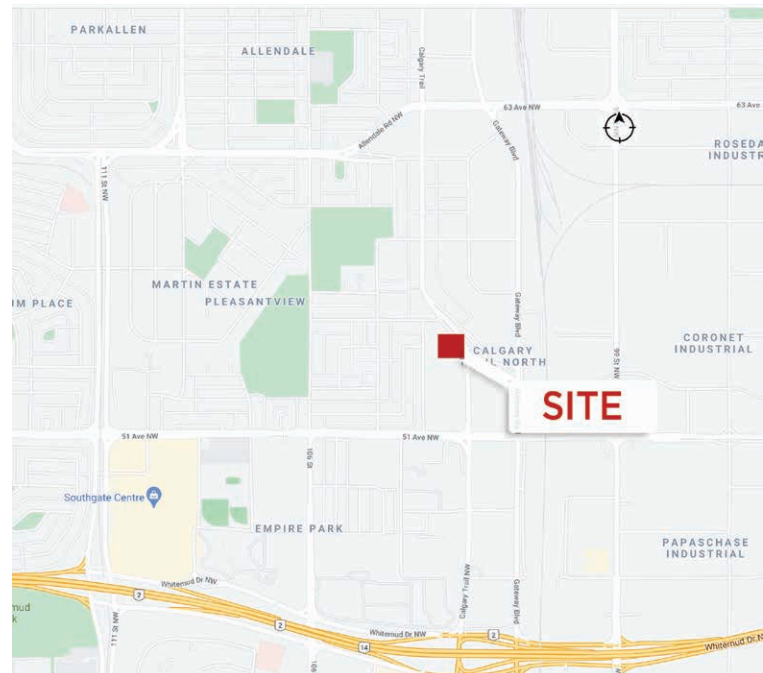




Second Floor Office Space:
2,043 SF Available

Property Highlights

- Outstanding Calgary Trail South exposure
- Signage opportunities available
- Within close proximity to numerous amenities
- Ample surface parking at no additional cost
- Fibre optics available
- New elevator in the building



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Property Details

Municipal Address: 5324 Calgary Trail NW
Edmonton, AB

Lease Rate: Market

Operating Costs: \$14.51 per SF (est 2022)

TI Allowance: Negotiable

Parking: Ample surface parking at
no additional charge

Signage: Great opportunity for
signage available

Lease Area: Second Floor:
2,043 SF

Aerial



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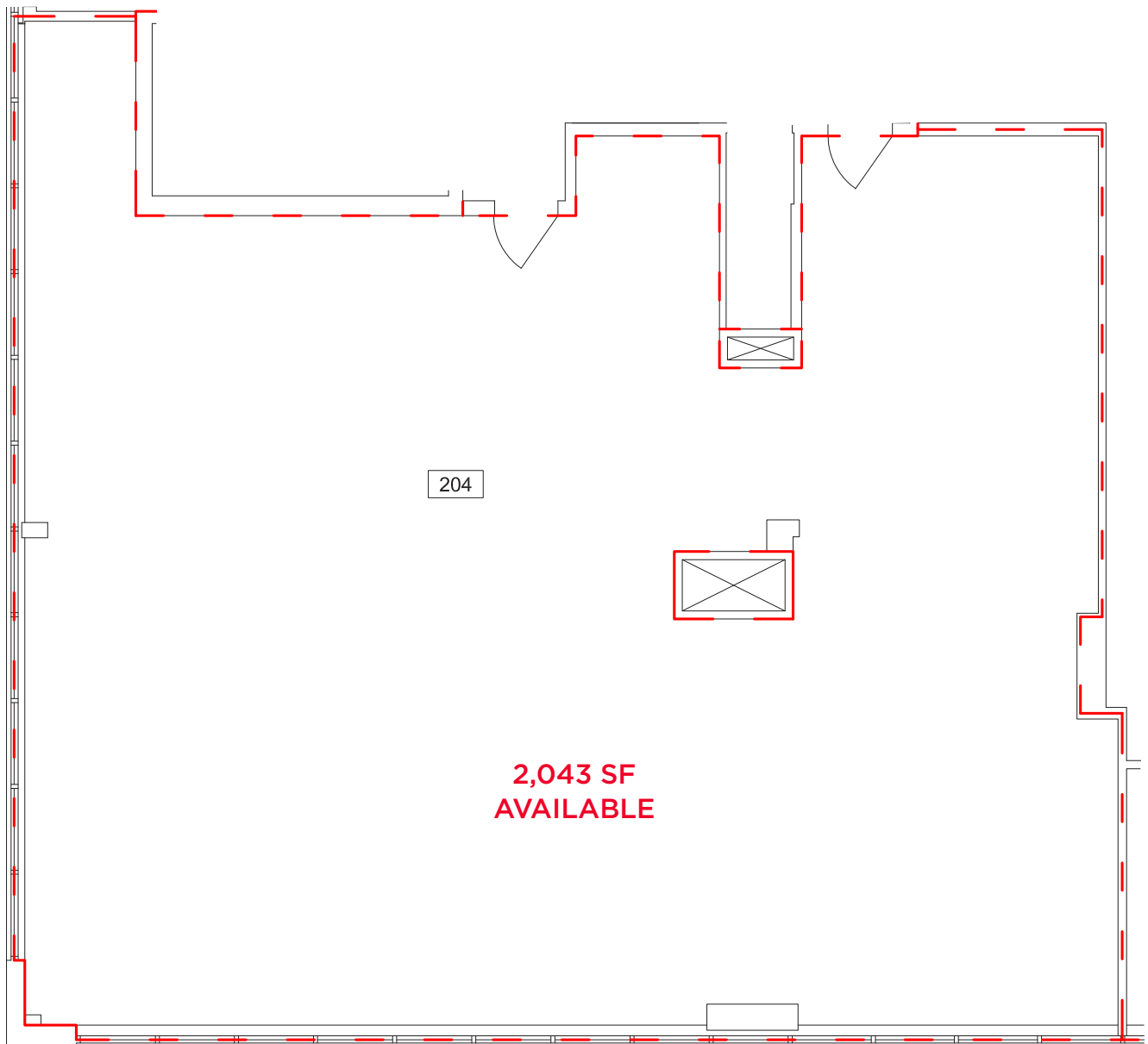
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FOR LEASE

Riviera Plaza

5324 Calgary Trail NW, Edmonton, AB

Floor Plans



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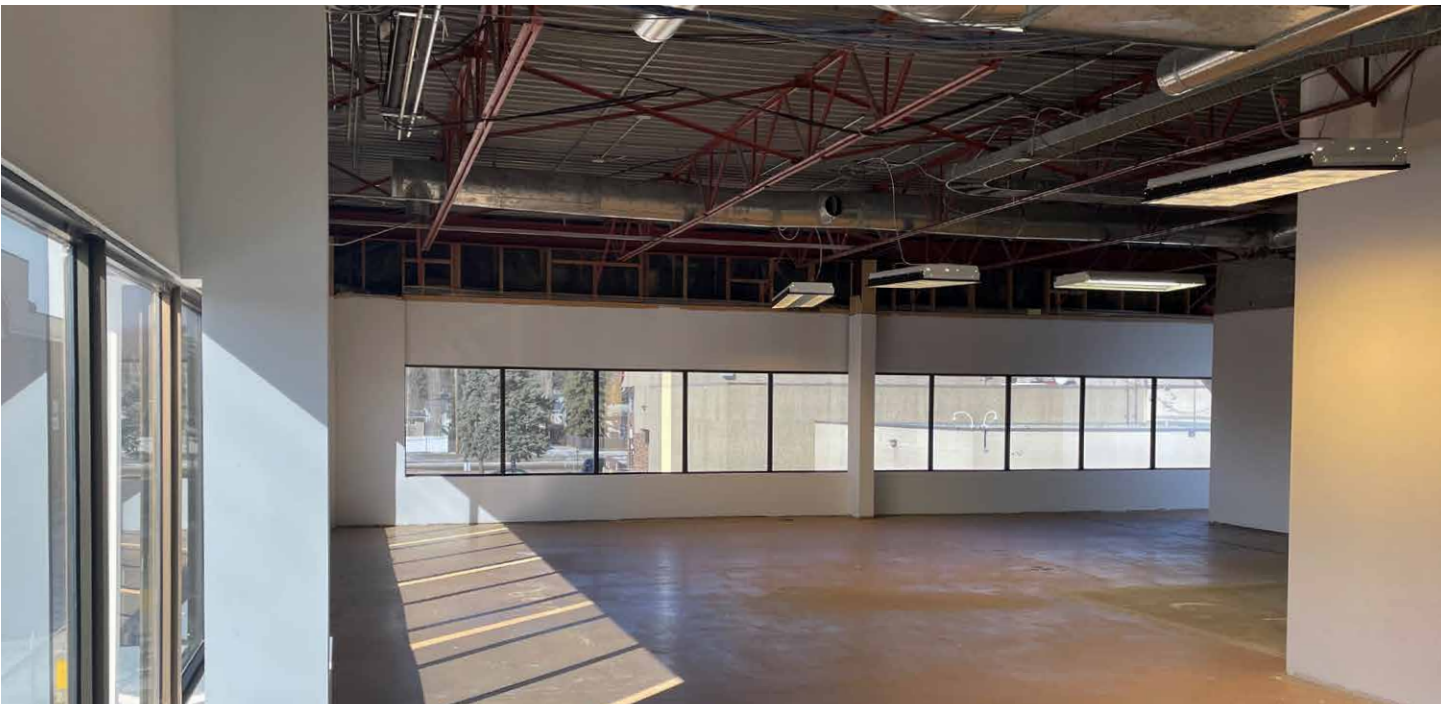
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Property Photos - Unit 204



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