



**CUSHMAN &  
WAKEFIELD**  
Edmonton

FOR LEASE

# RIVIERA PLAZA

5316 Calgary Trail NW,  
Edmonton, AB



**BUILDING SIGNAGE AVAILABLE**

**MAIN FLOOR  
EXTERIOR ENTRANCE**

**MAIN FLOOR OFFICE SPACE: UP TO 7,042 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

### Dustin Bateyko

Partner

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### CUSHMAN & WAKEFIELD Edmonton

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# PROPERTY DETAILS

**Municipal Address:** 5316 Calgary Trail NW  
Edmonton, AB

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**Lease Rate:** Market

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**Operating Costs:** \$12.00 per SF (est. 2024)

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**TI Allowance:** Negotiable

**Parking:** Ample surface parking at no additional charge

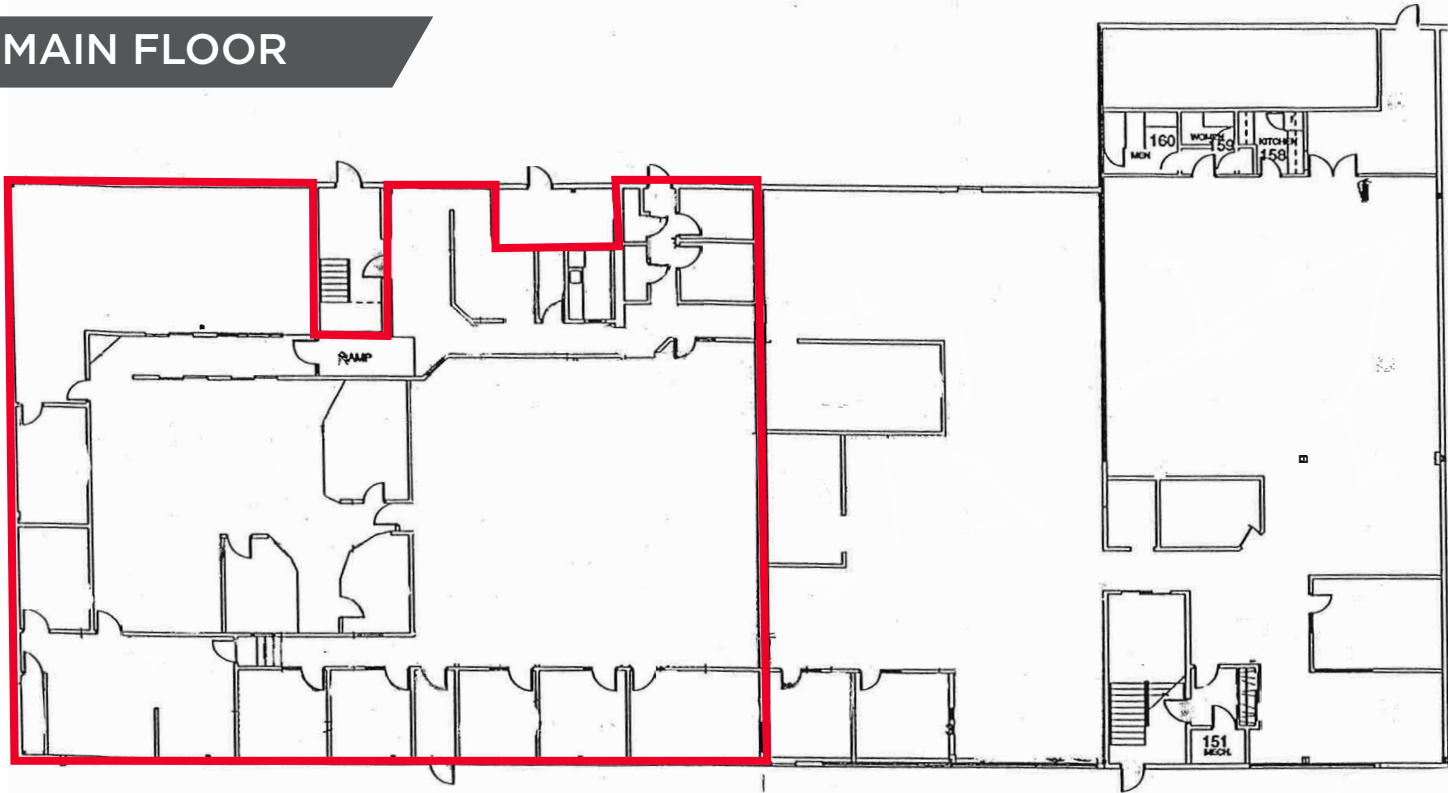
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**Signage:** Great opportunity for signage available

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**Lease Area:** Up to 7,042 SF

## MAIN FLOOR

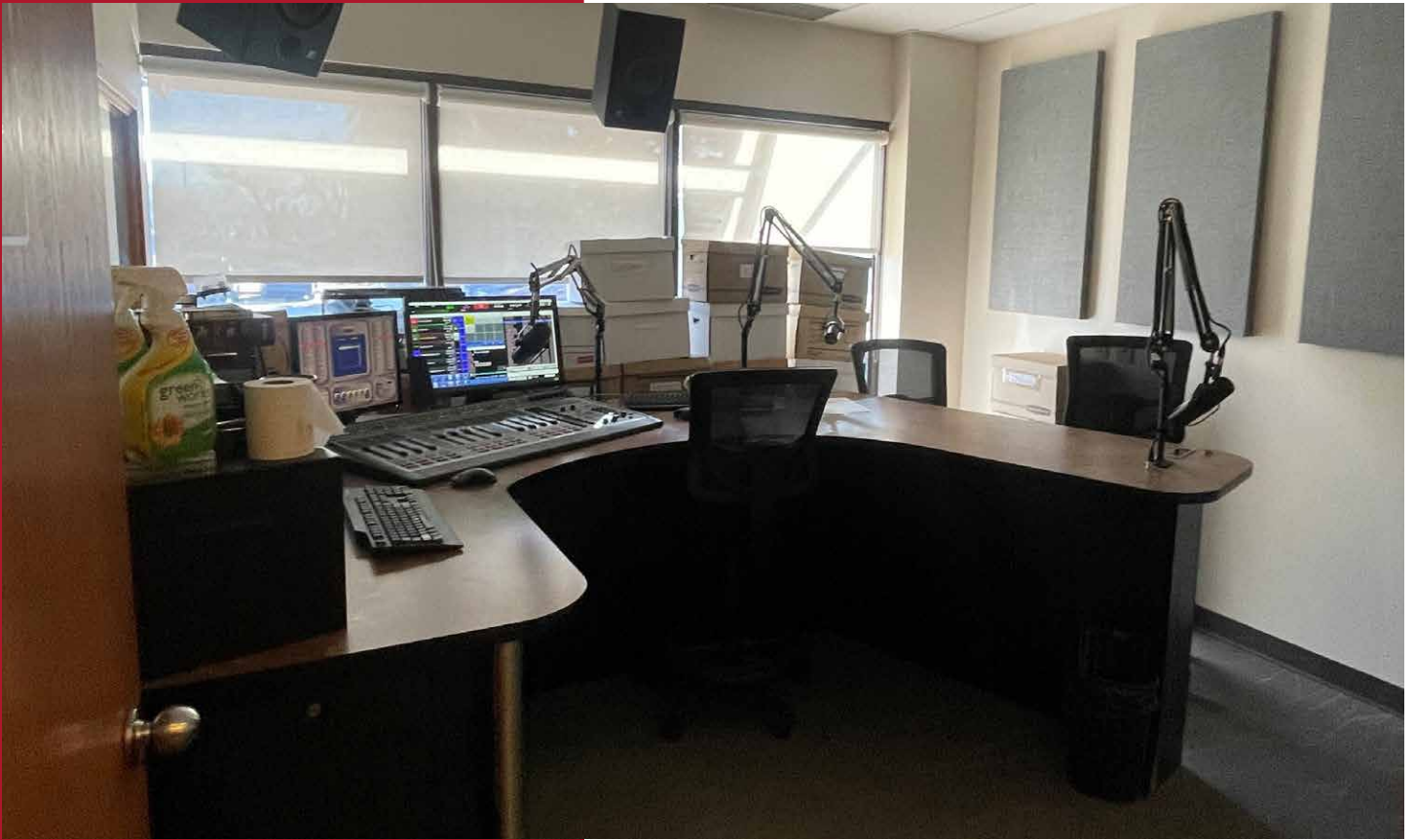


## EXTERIOR PHOTO



# MAIN FLOOR

## OFFICE PHOTOS



# AERIAL



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