



**CUSHMAN &
WAKEFIELD**
Edmonton



FOR LEASE

MILL WOODS TOWN CENTRE PROFESSIONAL BUILDING

6203 28 Avenue, Edmonton, AB

**MOVE-IN READY
MEDICAL/
OFFICE SPACE**

Will Harvie
Associate Partner
780 902 4278
will.harvie@cwedmonton.com

Nick Mytopher
Associate
587 597 5475
nick.mytopher@cwedmonton.com

Kurt Paull, SIOR
Partner
780 702 4258
kurt.paull@cwedmonton.com

Max McPeak
Associate
780 700 5038
max.mcpeak@cwedmonton.com

MEDICAL & PROFESSIONAL SPACE FOR LEASE

OPPORTUNITY

- Medical/professional building within walking distance of the Grey Nuns Hospital and Mill Woods Town Centre Mall
- Easy access to public transit
- Underground and surface parking available
- Great mix of professional and medical tenants



MEDICAL



START-UP



PROFESSIONAL

PROPERTY DETAILS

Municipal Address: 6203 28 Avenue,
Edmonton, AB

Zoning: DC1

Parking: Surface: Free
Underground: available
at market rates

Base Rent: Market

Operating Costs: \$19.98 per SF

Tenant Improvement: Negotiable

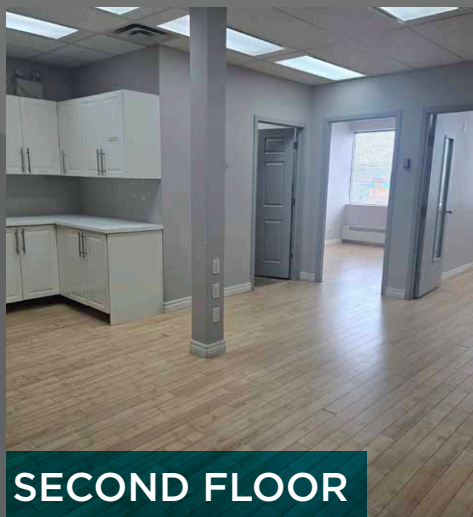
Availabilities:

SECOND FLOOR:
Suite 200: 1,340 SF
Suite 200A: 986 SF
Suite 208: 706 SF

THIRD FLOOR:
Suite 304: 1,292 SF



SECOND FLOOR



SECOND FLOOR



THIRD FLOOR