CENTURY 21®
Advantage

FOR LEASE

8133 Edgar Industrial Close

RED DEER, ALBERTA

Executive Style Offices

WES GIESBRECHT | 403.350.5674 | WWW.ADVANTAGECOMMERCIAL.CA

CENTURY 21-ADVANTAGE COMMERCIAL
SUITE 905, 4747-67TH STREET
RED DEER, ALBERTA
T4N-6H3

The Information contained herein is believed to be true and accurate but does not form part of any future contract. The property is subject to sale, withdrawal or price changes without notice. The information contained herein is based upon the information furnished by the principle and sources which we deem to be reliable but for which we cannot assume responsibility.

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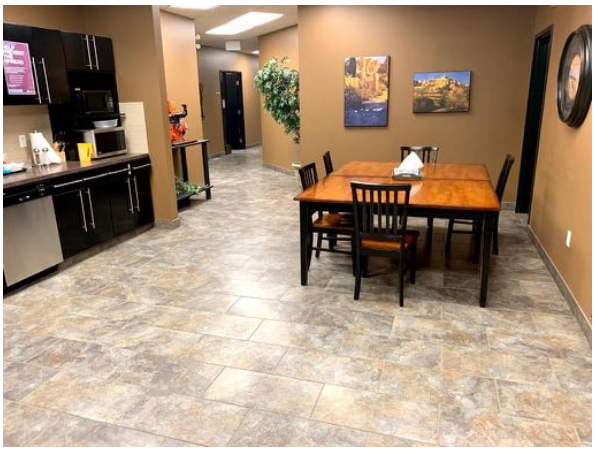
Advantage



MUNICIPAL ADDRESS
8133 EDGAR INDUSTRIAL CLOSE, RED DEER, AB, T4P 3R4

LEGAL DESCRIPTION LOT: 1A BLOCK: 3
PLAN: 8322008

SIZE:	3,000 SQ FT
AGE :	1990
AVAILABILITY:	IMMEDIATELY
ZONING:	I1

TOTAL COST BREAKDOWN

LEASE RATE:	$15.00/SQ. FT.
NNN:	All Inclusive
TOTAL PER MONTH:	$3,750 +GST

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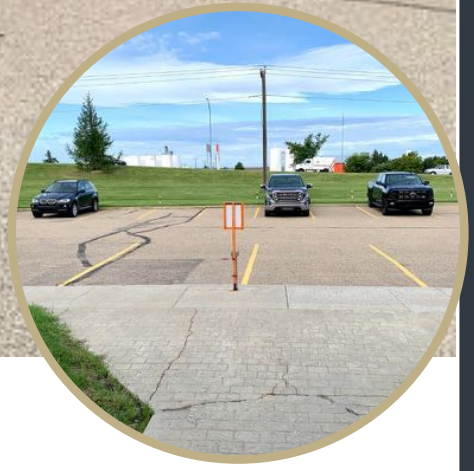

OFFICES

TEN 14'X16' OFFICES, (6 WITH OUTSIDE WINDOWS, 4 WITH INTERIOR)

BUILDING FEATURES

SHARED KITCHEN, MEN'S AND WOMEN'S RESTROOMS, CONFERENCE ROOM ALONG WITH YOUR OWN SERVER ROOM/COPIER ROOM VESTIBULE.

PARKING

20 CUSTOMER PARKING STALLS

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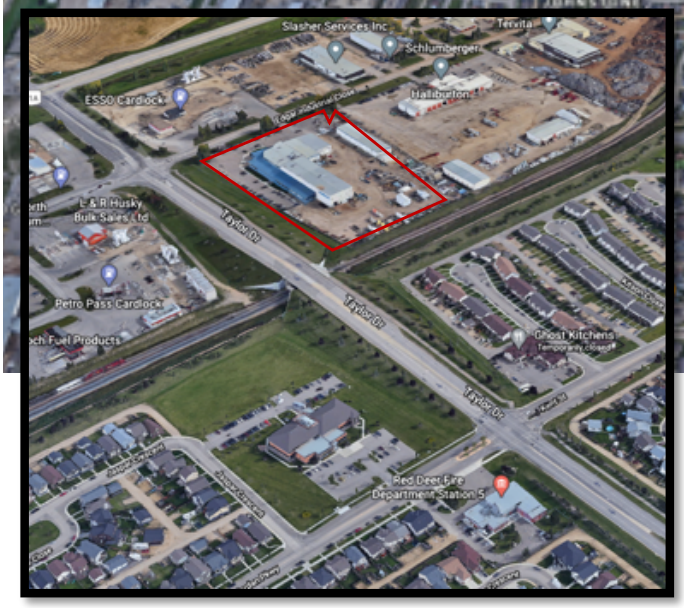

Located 160 km's north of Calgary, 140 km's south of Edmonton in Red Deer's Edgar Industrial Park

Minutes from Highway 2 and Highway 11A

CALL TODAY FOR YOUR PRIVATE VIEWING

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