

## \$0 - 10355 82 Avenue, Edmonton

MLS® #E4052342

**\$0**

0 Bedroom, 0.00 Bathroom,  
Office on 0.00 Acres

Strathcona Junction, Edmonton, AB

Historic building in the heart of Whyte Avenue with upgraded facade, fully renovated common areas and upgraded HVAC. Sizes available include: 2,215 Sq. Ft. on the 2nd floor, 2138 sq. ft. on the 3rd floor, 1,130 Sq. Ft. on the 3rd floor and 2,873 Sq. Ft. on the lower level. Available immediately. Operating costs are \$14.79 inclusive of property tax, management, common area maintenance and utilities. Ideal for specialty retail, office, and creative spaces. Current Tenant incentive is one month of free net rent per year of the term signed!

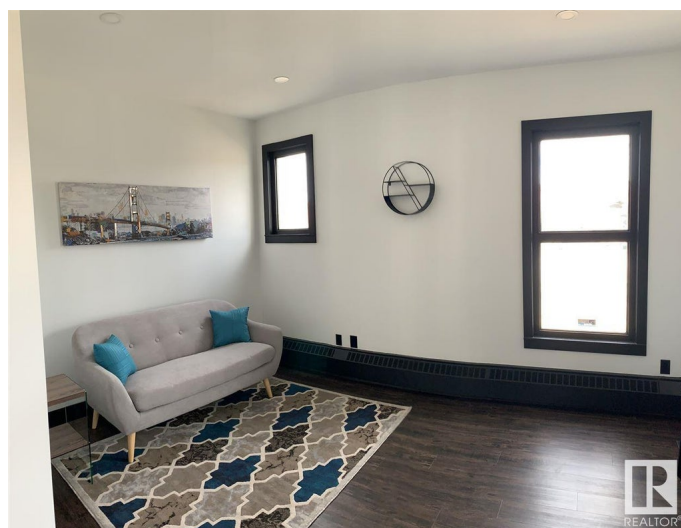
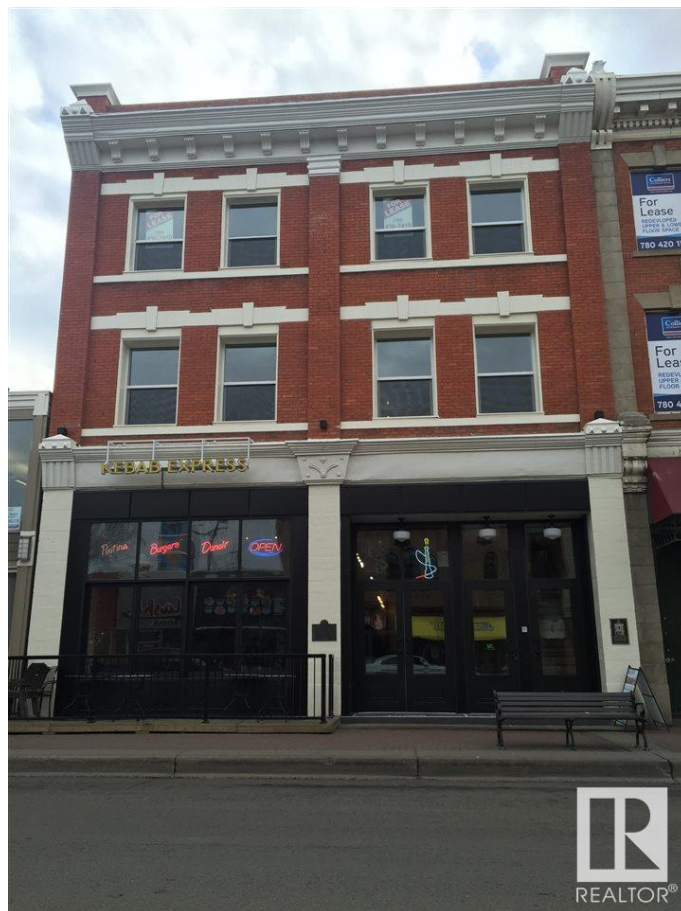
Built in 1960

### Essential Information

MLS® #	E4052342
Bathrooms	0.00
Acres	0.00
Year Built	1960
Type	Office
Status	Active

### Community Information

Address	10355 82 Avenue
Area	Edmonton
Subdivision	Strathcona Junction
City	Edmonton



County	ALBERTA
Province	AB
Postal Code	T6E 1Z9

### **Exterior**

Exterior	Brick
Construction	Brick

### **Additional Information**

Date Listed	February 24th, 2017
Days on Market	2977
Zoning	Zone 41

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Listing information last updated on April 20th, 2025 at 4:17pm MDT