

PRICE REDUCTION

FMC INTERNATIONAL
Global Forwarding and Logistics

18905 - 111 Avenue, Edmonton, AB

±3,900 SF Modernized Office & Warehouse **for Sale**

Charlie Gawlicki

Associate

+1 780 288 5448

charlie.gawlicki@colliers.com

Andres Mateluna

Associate Vice President

+1 780 940 2894

andres.mateluna@colliers.com

Colliers

Property Overview

18905 111 Avenue NW | Edmonton, AB

Legal Description	Plan 1224813 Unit 14
Building Area	Main Floor: 1,950 SF Second Floor: 1,950 SF Total Area: 3,900 SF
Zoning	BE (Business Employment)
Year Built	2011
Condo Fee	\$460.87 (2025)
Lighting	LED
Parking	Scramble
Power	225 amps, 120/208 volt (TBC)
Loading	1 Grade (10' x 12')
Asking Price	\$975,000 \$925,000



Main Floor Kitchen



Main Floor Kitchen



Second Floor



Second Floor Office



Second Floor

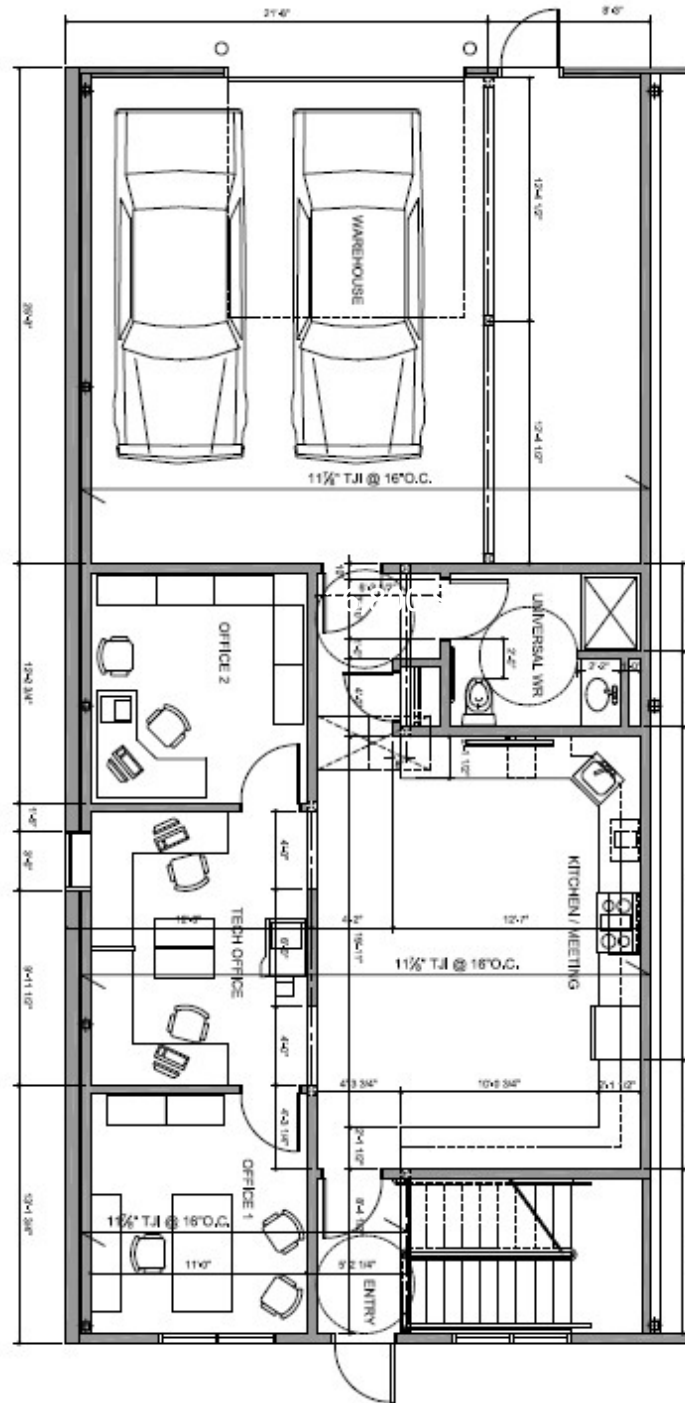


Storage Area

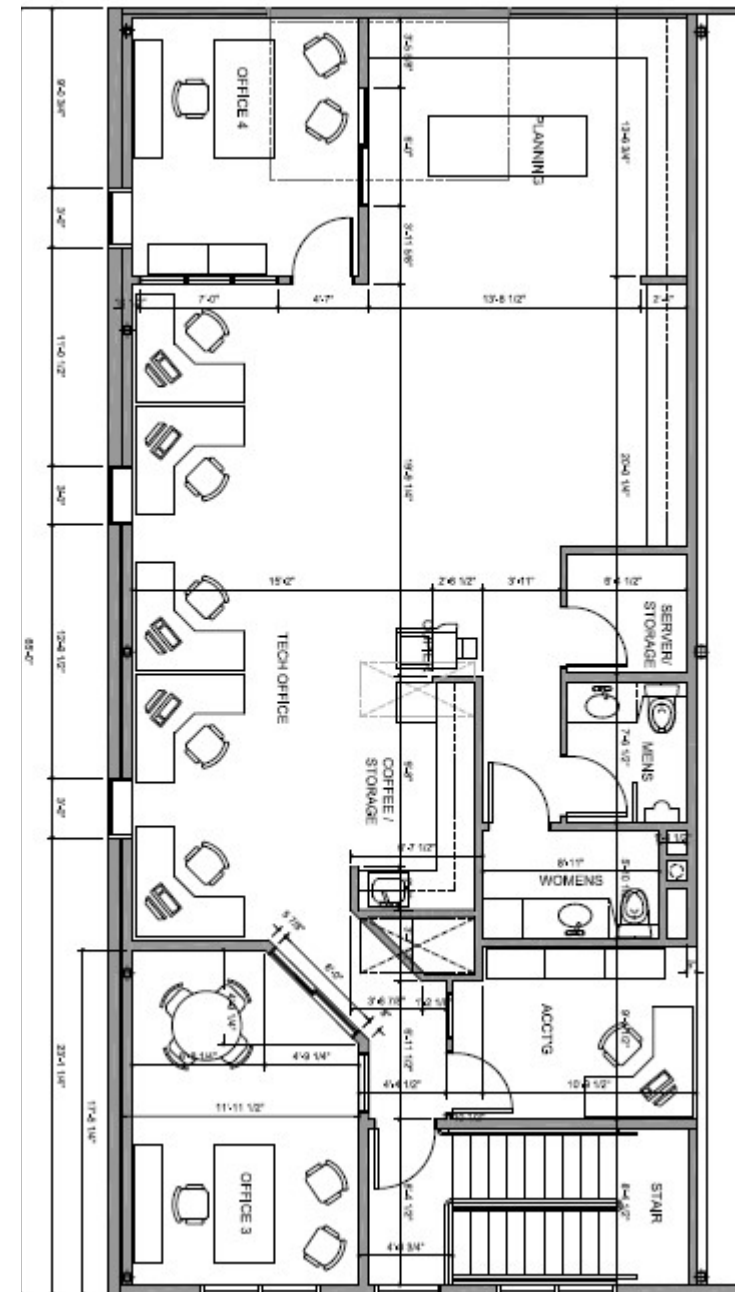
Floor Plan

Modern condo unit offering high quality office buildout and storage space consisting of:

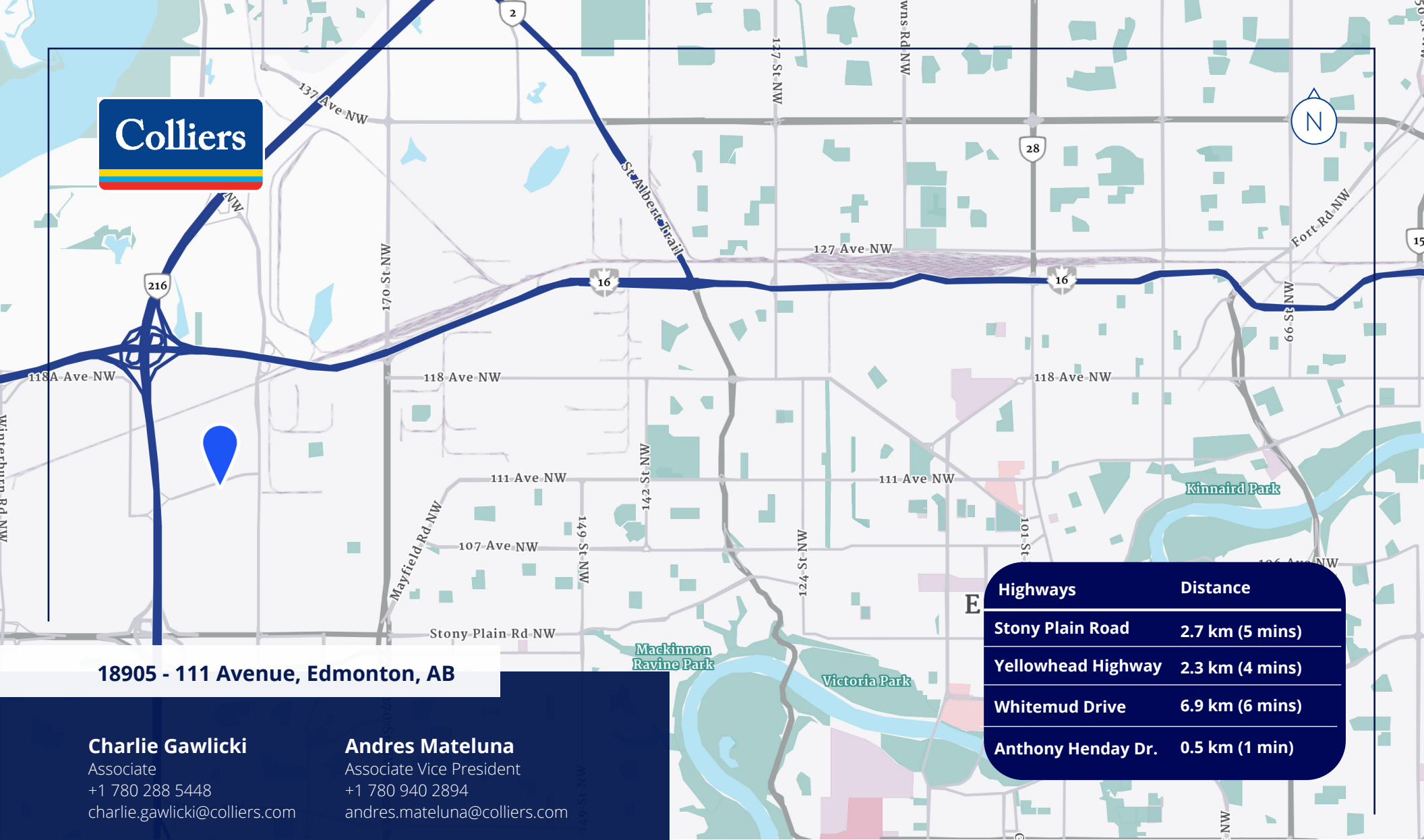
- Offices (4)
- Washrooms (3)
- Open office area
- Fully equipped, modernized kitchen



1,950 SF - Main Floor



1,950 SF - Second Floor



This document has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and/or its licensor(s). Copyright © 2025. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement. Colliers Macaulay Nicolls Inc.

[View Online Listing](#)



[collierscanada.com](https://www.collierscanada.com)