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# ATCO Place

**Exciting renovations are now  
complete, elevating this iconic  
downtown office space.**





# A Complete Transformation

Significant renovations to modernize ATCO Place are **now complete**, making this premium office building in Downtown Edmonton the ideal space for your business.

This is the perfect time for potential tenants to take advantage of current and future availabilities to provide staff with a workplace they can enjoy and be proud of.

## Completed Upgrades



Lobby modernization and revitalization



Common area upgrades to finishings throughout the building



Conference centre modernization



New tenant amenity lounge



Multiple break-out meeting areas



Bike Storage



Shower facilities



# Availability

ATCO Place has few remaining lease options available immediately. Talk to us today to see what works best for you.

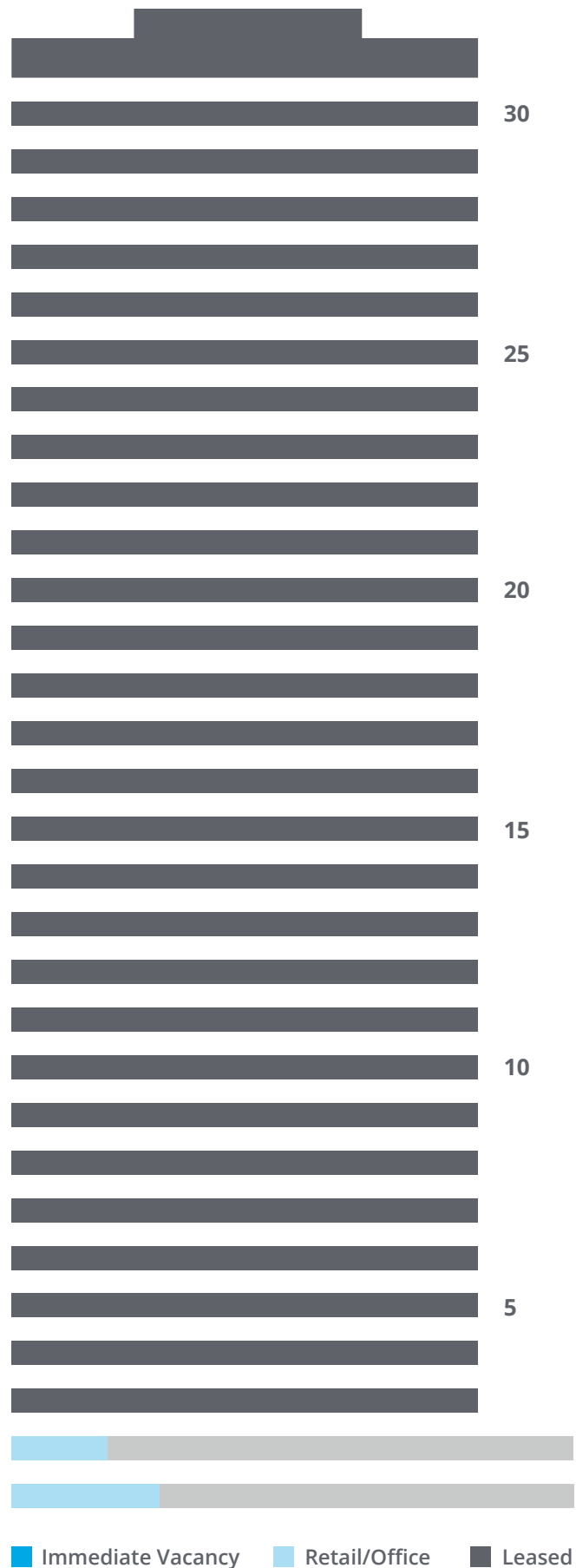
Leasing Details	
<b>Net Rent</b>	Market
<b>Operating Costs</b>	\$22.39 PSF (2026)
<b>TI Allowance</b>	Negotiable
<b>Parking</b>	2 covered stalls per 1,000 SF available at market price

## Available Spaces

<b>Suite 103</b>	6,245 SF
<b>Suite 200</b>	3,961 SF



ATCO Place | 10303 Jasper Avenue, Edmonton, AB

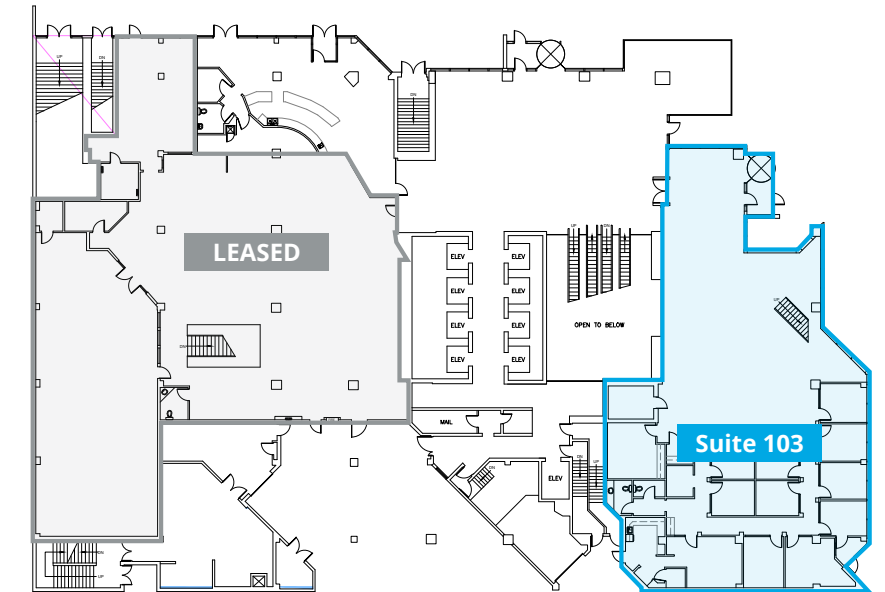


# Floor Plans

## Suite 103

6,245 SF

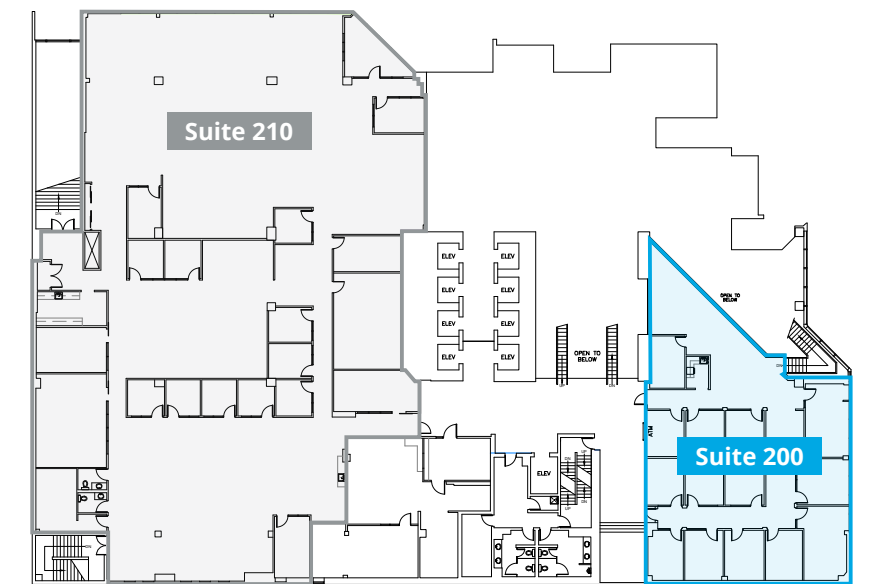
- 10 offices, kitchen and washrooms
- Direct exterior street access to 103 Street



## Suite 200

3,961 SF

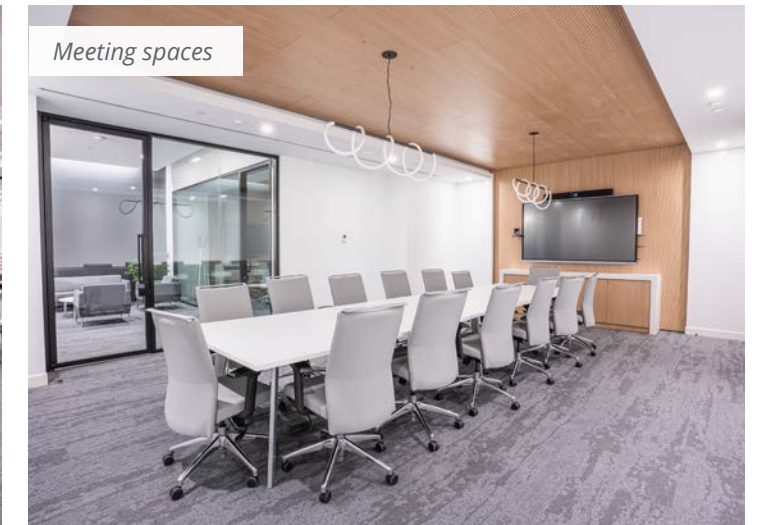
- Multiple offices
- Meeting rooms
- Kitchen



## Prime Location in the Heart of the Core



Conference centre



Meeting spaces



Fitness centre



Fitness centre

## Location Highlights



Pedway connected



Direct access to Bay/Enterprise Square LRT Station



Ample pedway-connected covered and heated parking available



A 5 minute walk from ICE District



Ease of access to/from the downtown core (south side of Jasper Avenue)



Prominent Jasper Avenue exposure



Trendy restaurants on 104th Street



Premium shops on 104th Street



Unencumbered views of the Edmonton River Valley

## Building Features



Conference centre (Now complete!)



Tenant lounge (Now complete!)



Shower facilities (Now complete!)



Bike storage (Now complete!)



Signage opportunities



New fitness centre (Now complete!)



24/7 on-site security



Concierge services



Large windows delivering excellent natural light

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