

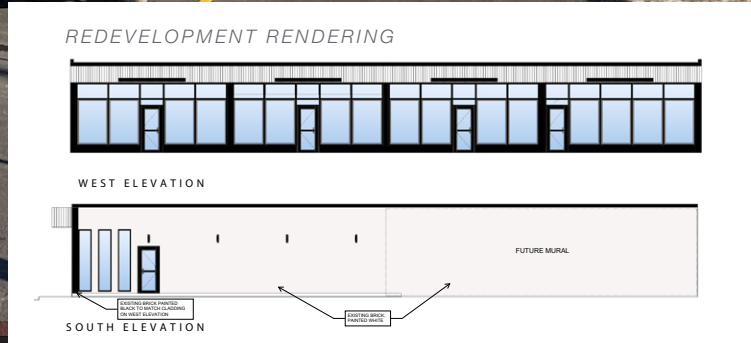
FOR LEASE

124 STREET RETAIL

NAI Commercial



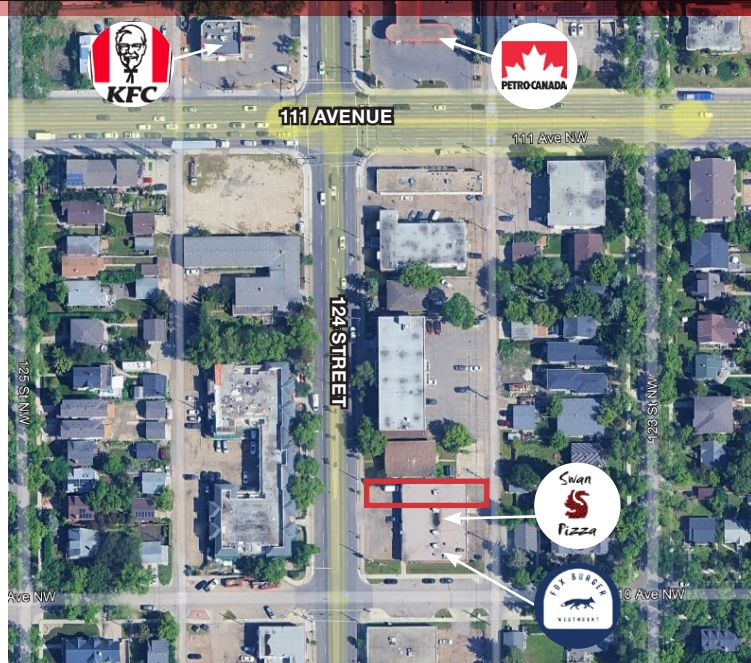
EXTERIOR RENOVATIONS UNDERWAY



11009 - 124 STREET | EDMONTON, AB | HIGH VISIBILITY RETAIL

PROPERTY DESCRIPTION

- 1,781 sq.ft. retail unit for lease
- Situated on 124th Street with great visibility and foot traffic
- Easy access from major routes like 102 Avenue, 107 Avenue and Stony Plain Road
- Property benefits from newly paved parking lot, a rare convenience on 124th Street
- Work underway on new front façade
- Vacant unit will be updated with new paint
- Join Fox Burger, Red Swan Pizza and liquor store



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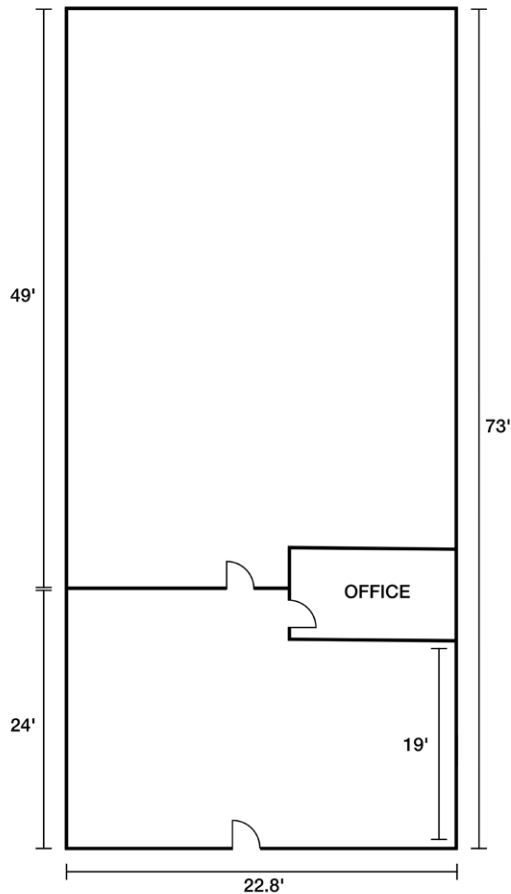
780 436 7410



NAIEDMONTON.COM

ADDITIONAL INFORMATION

LEGAL DESCRIPTION	Plan RN39B Block 45 Lot 19
AREA AVAILABLE	1,781 sq.ft.±
AVAILABLE	December 1, 2025
ZONING	MU - Mixed Use
YEAR BUILT	1979
PARKING	Surface
LEASE RATE	Starting at \$19.00/sq.ft./annum
OPERATING COSTS	\$18.88/sq.ft./annum (2026 estimate) includes common area maintenance, property taxes, building insurance and management fees



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