

Compass Place

Compass Place is a well-established Class B office building offering a prime investment or leasing opportunity in Edmonton's vibrant urban core. Built in 1974, this 10-story tower combines reliable income from existing tenants with substantial vacancy for value-add potential, making it an attractive asset for investors, developers, or owner-occupiers. Its strategic location, ample parking, and flexible floor plans position it as a versatile property ready for growth in a recovering commercial market.



Modern Style

RE/MAX ELITE



Contact Us

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Address
Address: 1005 112 Street
NW, Edmonton, Alberta



Building Area

+/- 85,000 SF



Best Deals



Leasable Area: +/- 82,000 SF
Floors: 10 (each +/- 9,000 SF)
Elevators: 3 main passenger elevators + 1 dedicated parkade elevator
Parking: 158 stalls total (3 levels of underground parking plus 15 surface stalls behind the building)
Sale Price: \$11,000,000
Lease Rate: \$25 per square foot (gross lease)

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Strategic Location

With its central location near key amenities, transit routes, and business districts, Compass Place benefits from high visibility and accessibility, drawing a diverse tenant mix including professional services, education, and entertainment sectors.



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