



**GRASSROOTS**  
REALTY GROUP

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**MLS # A2274914**

**Edmonton, Alberta**



**\$26 per sq.ft.**

**Division:** Edmonton

**Type:** Mixed Use

**Bus. Type:** -

**Sale/Lease:** For Lease

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 2,610 sq.ft.

**Zoning:** -

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** N/A

Prime 2,610 +- sq. ft. retail/commercial space available for lease in the heart of Whyte Avenue, one of Edmonton's most iconic and high-traffic destinations. Surrounded by popular restaurants, bars, boutiques, and cafes, this location offers excellent visibility, strong foot traffic, and premium signage opportunities. Ideal for retail, service, or hospitality uses and immediate possession.