

# CHAPPELLE ELITE CENTRE

FOR LEASE

8305 Chappelle Way SW, Edmonton, AB

Coming 2020!



## WELCOME TO CHAPPELLE ELITE CENTRE -

**BUILDING A** - Possession Spring 2020. Exclusively positioned directly fronting 41 Ave & Chappelle Way SW, in Creekwood ChapPelle (Heritage Valley). Pristine 5 Acre Site - CB2 Zoning. Convenient access to QE2, Anthony Henday & Whitemud Freeway. Contemporary 2 storey Building, Units range from 898 s.f. - 5,289 s.f. Multiple Bay Sizes. Main Floor Lease Rate start @\$35/s.f., Second Floor Lease Rate start @\$29/s.f. Common Area Costs Approx. @\$13 s.f. EXCELLENT LOCATION for Retail/Office/Medical. Boasting over 9,000 NEW HOMES in the Area, 23.8% Population Growth (2015-2020). Average Household Income \$125,000, Ages 30-59 - 30.25%, Close to the New Don Getty K-9 School. Fantastic Growth - COME JOIN OUR COMMUNITY. (25466938)

MLS: E4178368



## ROMI SARNA

780-450-6300

romi@romisarna.ca  
www.romisarna.ca

MaxWell

Polaris

COMMERCIAL

Maxwell Polaris-Commercial  
4107 99 Street  
Edmonton, AB T6E 3N4