

INDUSTRIAL LEASING OPPORTUNITIES – September 2009

INDUSTRIAL PROPERTIES	Suite #	Rentable Area (sf)	Comments
SHERWOOD DISTRIBUTION CENTRE			
4108 – 84 Avenue			NO VACANCY
\$2.49 (2009 est. Op Costs)			
Brent Peyre 701-1104			
PINNACLE BUSINESS PARK			
Roper Road & 75th Street	TBD	10,098	Two bays combined with minimal existing improvements. Two dock-level overhead doors currently in place. Available immediately.
\$4.41-4.65 (2009 est. Op Costs)	TBD	4,864	Single bay with minimal existing improvements and grade-level loading. Available immediately.
	8331	4,256	20% office/showroom build-out, 80% warehouse with single grade-level overhead door. Available immediately.
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PROSPECT BUSINESS PARK			
Whitemud & 50th Street			Please call for further information.
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34th STREET BUSINESS CENTRE			
34th Street & 78th Avenue	3524	4,020	Multiple offices, meeting room, kitchen, washrooms and approximately 40% open warehouse area; grade-level loading. Available April 2009.
\$4.60 (2009 est. op costs)	3506	7,206	20% office buildout and dock-level loading. Available November 1, 2009.
	3514	7,202	20% office buildout and dock-level loading. Available November 1, 2009.
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LAND LEASE - 54th STREET & 51st AVENUE			
	TDB	5.19 acres	Available via land lease; fenced and graveled with easy access to 50 th Street.

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**SOUTH CENTRAL
BUSINESS PARK**
75th Street & 68th Avenue

NO VACANCY.

\$3.42 - \$3.56 (2009 est. op
costs)

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**53rd AVENUE BUSINESS
CENTRE**
42nd Street & 53rd Avenue

NO VACANCY

\$3.54 (2009 est. op costs)

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