



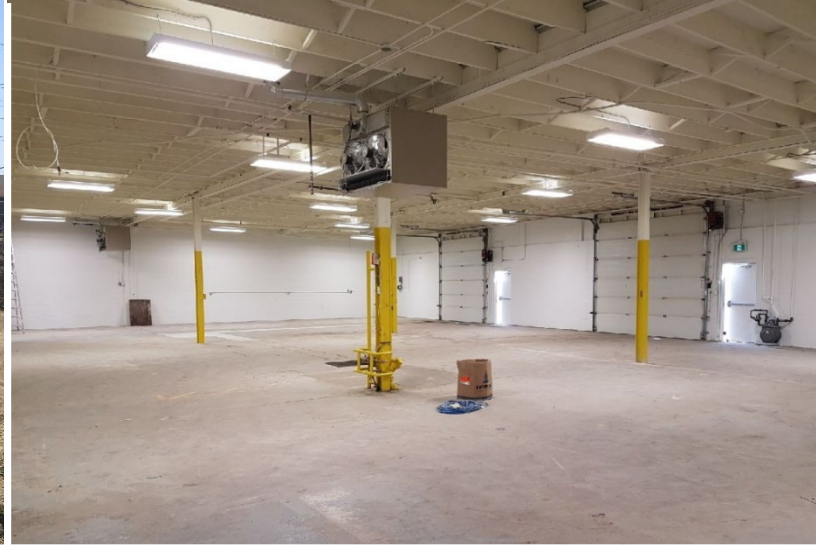
For Lease

Baramy Argyll I Building

8625 – 63 Avenue
Edmonton, AB

- › 7,216 s.f. with 0.3 acres of fenced and gated yard
- › Direct exposure to roughly 35,000 vehicles per day along Argyll Road
- › Excellent south Edmonton location with close proximity to 75th Street, Roper Road, and Whitemud Drive
- › Multiple trench sumps in shop area
- › (2) 12' x 12' and (1) 10' x 10' grade loading doors
- › Available Immediately





Additional Information

Rentable Area	+/- 7,216 s.f.
Yard Area	+/- 0.3 acres
Ceiling Height	12.5' Clear
Loading	(2) 12' x 12' Grade door (1) 10' x 10' Grade door
Power	400 amp, 3 phase (TBC)
Lease Rate	\$11.00 p.s.f.
Operating Cost	\$4.58 p.s.f. (2018 Estimate)
Available	Immediately

Contact the JLL Edmonton Industrial Team

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Achieve Ambitions

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