

\$1,177,550 - 6604 178 Av Nw, Edmonton

MLS® #E4199495

\$1,177,550

Bedroom, Bathroom, 2,141 sqft

Retail on 0.00 Acres

Crystallina Nera East, Edmonton, AB

CRYSTALLINA LANDING! JOIN SHOPPERS DRUG MART, STARBUCKS,SUBWAY, SHELL AND MORE! PHASE 2:PRE LEASING BUILDINGS C & D (POSSESSION SUMMER 2024). HIGH EXPOSURE. Brand New Prime Retail Condominium Units from 1,200 sq.ft Plus. PHASE 1 (POSSESSION READY)FOR SALE OR LEASE IN BUILDING B ONLY. Purchase Rates \$400.00 PSF (Second Floor Available units) and \$525.00-\$550.00PSF (Main Floor) Final 2 Main floor UNITS 107 & 108. Lease Rates start at \$29.00 PSF (Second Floor) and \$40.00 PSF (Main Floor) plus CAC approx. \$13.00 PSF. COME JOIN US ! Located in the Prestigious NEW Neighbourhood of Crystallina Nera, East & West. Fantastic Exposure with HIGH TRAFFIC VOLUME, Directly Fronting 66 Street just off the Anthony Henday. Multiple Bay Sizes. Perfect for Retail, Office, Medical, Day Care, Restaurant & Professional. GREAT SIGNAGE Opportunities, LOTS of Parking. EXCELLENT GROWING COMMUNITY!

Built in 2020

Essential Information

MLS® #	E4199495
Price	\$1,177,550
Square Footage	2,141



Acres	0.00
Year Built	2020
Type	Retail

Community Information

Address	6604 178 Av Nw
Area	Edmonton
Subdivision	Crystallina Nera East
City	Edmonton
Province	AB
Postal Code	H0H 0H0

Exterior

Construction	Steel Frame
--------------	-------------

Additional Information

Date Listed	June 1st, 2020
Zoning	50

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2024 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 19th, 2024 at 1:46am MDT