



EXECUTIVE PLACE

4900 - 50 STREET, RED DEER, AB



FOR LEASE

AVISON
YOUNG

EXECUTIVE PLACE

is Red Deer's premier Class 'A' office tower, prominently positioned in the heart of downtown. Rising 12 storeys and totaling 104,930 sf, this premier property delivers a modern, professional environment designed to meet the expectations of today's leading businesses. Built in 2008, the building features three high-speed elevators and expansive floor-to-ceiling glazing that floods workspaces with natural light.

Flexible office layouts blend open-concept collaboration areas with private offices, thoughtfully designed for today's dynamic and creative workforce. Tenants benefit from a six-level, **secured, heated underground parkade** and a dedicated security/concierge. The building is well-positioned with convenient access to both 50th Street and Gaetz Avenue.

Surrounded by downtown's **full range of amenities**, including restaurants, retail, and banking—Executive Place also offers excellent connectivity to public transit and nearby surface parking, providing multiple commuting options. This exceptional office tower sets the standard for quality, convenience, and presence in Red Deer's office market.



ONSITE AMENITIES



ABUNDANCE OF NATURAL LIGHT



FACADE SIGNAGE AVAILABLE



FIBRE OPTICS



**BUILDING HOURS
7:30 AM - 4:30 PM**



HVAC 24/7

'A' CLASS ABOVE THE REST IN RED DEER, ALBERTA

PREMIER OFFICE BUILDING

CURRENT AVAILABILITY

FLOOR	UNIT	AREA (SF)
2ND	202	1,934
4TH	401	10,319
5TH	501	10,319
7TH	702	1,576
8TH	802	4,200
9TH	901	9,000



2ND FLOOR

4900 - 50 STREET, RED DEER, AB



UNIT 202

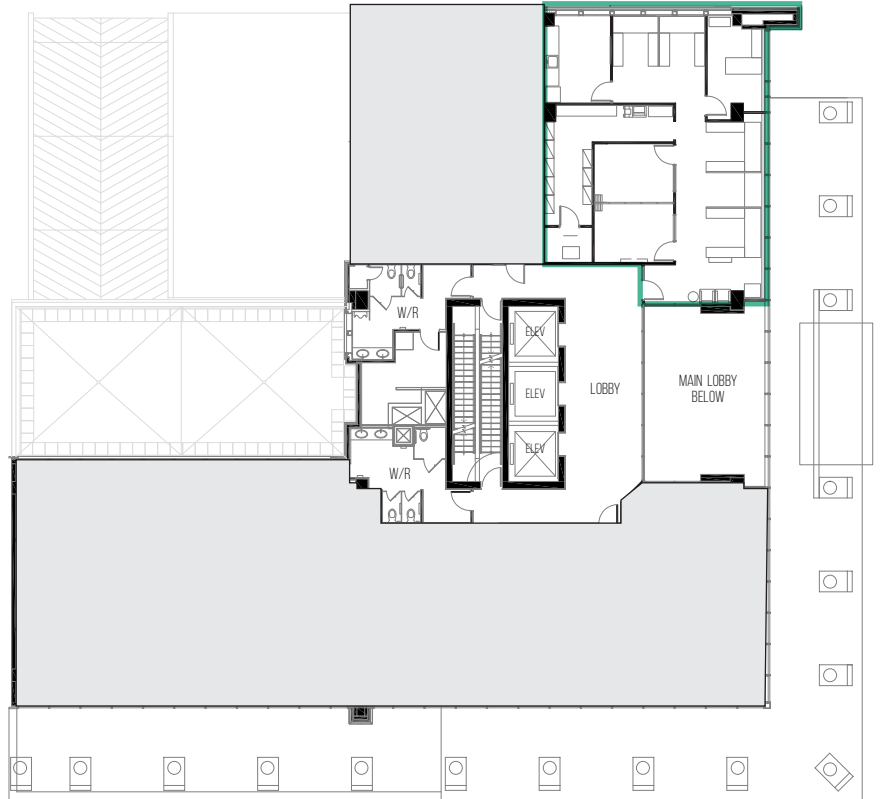


UNIT	AREA (SF)	LEASE RATE	AVAILABLE
202	1,934	STARTING AT \$18.00 PSF	IMMEDIATELY

ADDITIONAL RENT:
\$14.53 PSF (2026) + IN-SUITE JANITORIAL

HIGHLIGHTS

- Meeting room(s)
- Private office
- Kitchenette
- Workstations
- Secure key card access
- Furniture available



4TH FLOOR

4900 - 50 STREET, RED DEER, AB



UNIT 401 | FULL FLOOR

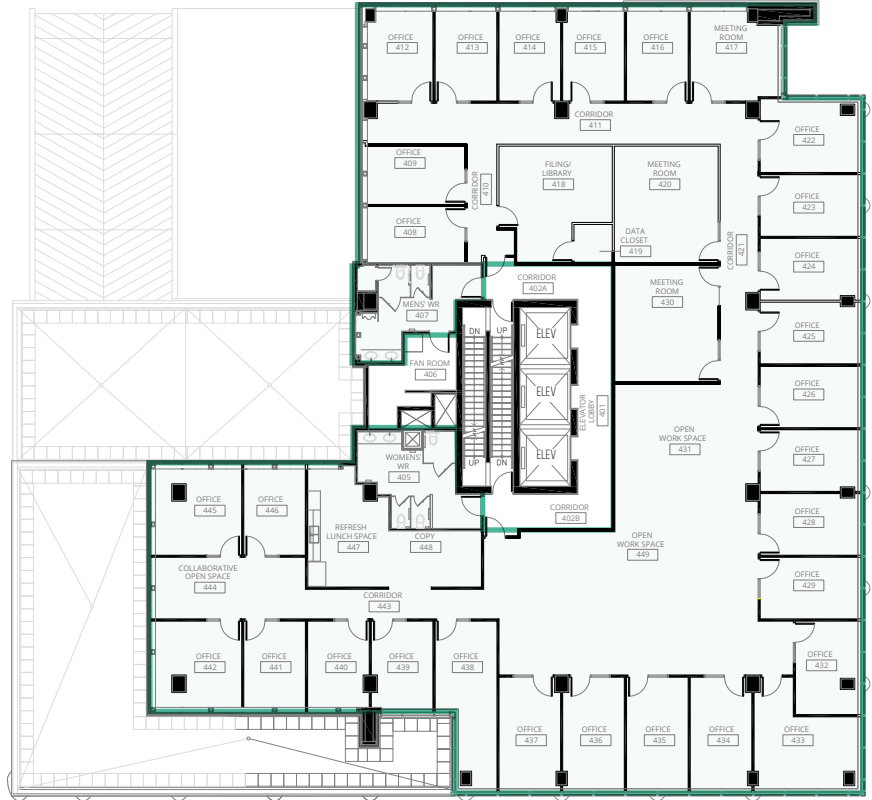


UNIT	AREA (SF)	LEASE RATE	AVAILABLE
401	10,319	STARTING AT \$18.00 PSF	IMMEDIATELY

ADDITIONAL RENT:
\$14.53 PSF (2026) + IN-SUITE JANITORIAL

HIGHLIGHTS

- Meeting rooms
- Perimeter offices
- Open work space
- Kitchen
- Furniture available
- Demising options available
- Contiguous with 5th floor (20,638 sf)



5TH FLOOR

4900 - 50 STREET, RED DEER, AB



UNIT 501 | FULL FLOOR

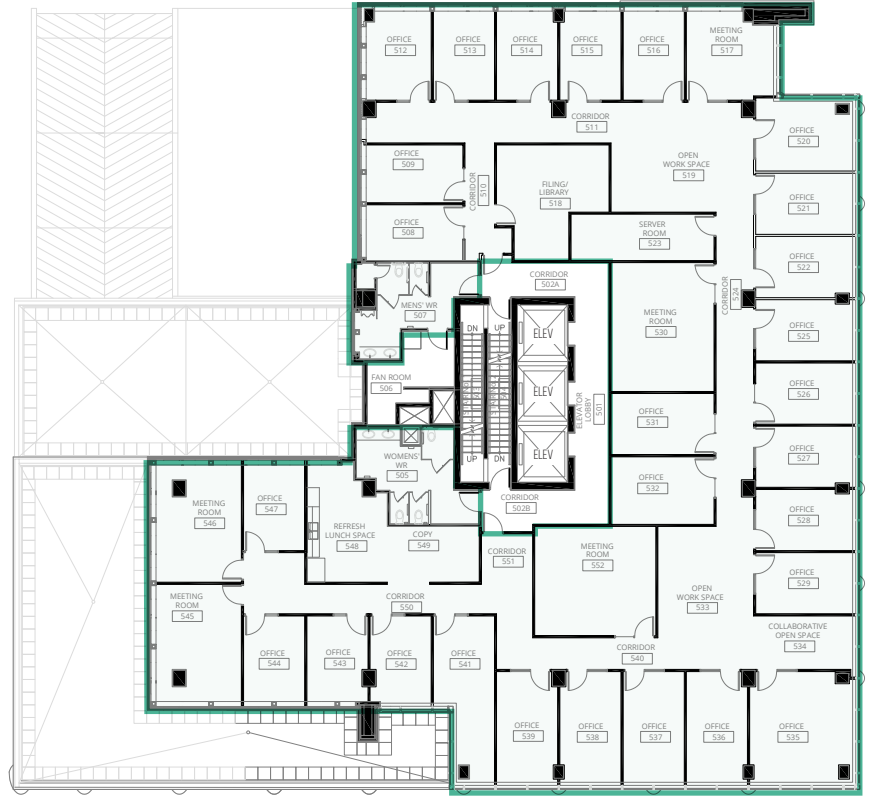


UNIT	AREA (SF)	LEASE RATE	AVAILABLE
501	10,319	STARTING AT \$18.00 PSF	IMMEDIATELY

ADDITIONAL RENT:
\$14.53 PSF (2026) + IN-SUITE JANITORIAL

HIGHLIGHTS

- Meeting rooms
- Perimeter offices
- Open work space
- Kitchen
- Furniture available
- Demising options available
- Contiguous with 4th floor (20,638 sf)



7TH FLOOR

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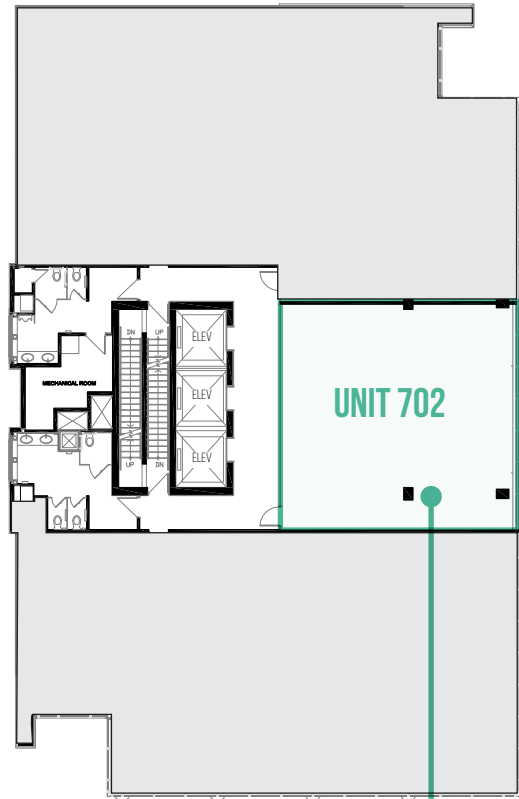


UNIT	AREA (SF)	LEASE RATE	AVAILABLE
702	1,576	STARTING AT \$18.00 PSF	IMMEDIATELY

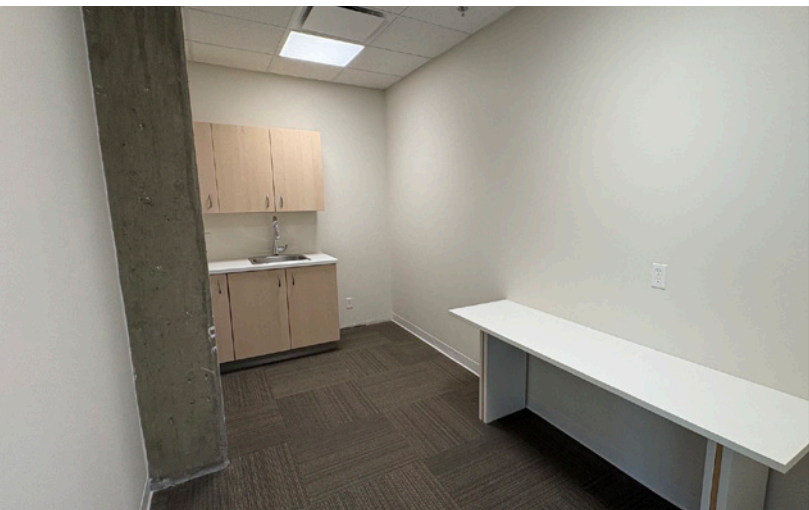
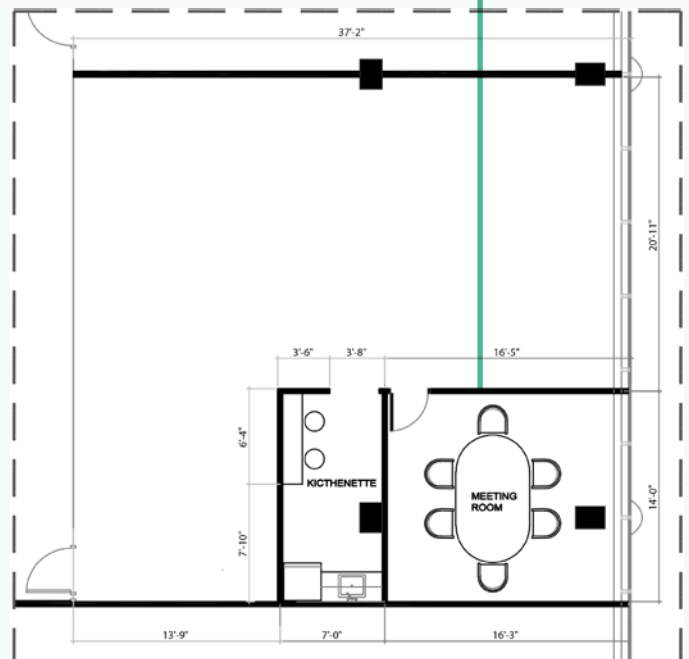
ADDITIONAL RENT:
\$14.53 PSF (2026) + IN-SUITE JANITORIAL

HIGHLIGHTS

- Show suite
- Meeting room, kitchenette and open space
- Ready for further development
- Concept design plans available
- Furniture available



SHOW SUITE BUILD-OUT



8TH FLOOR

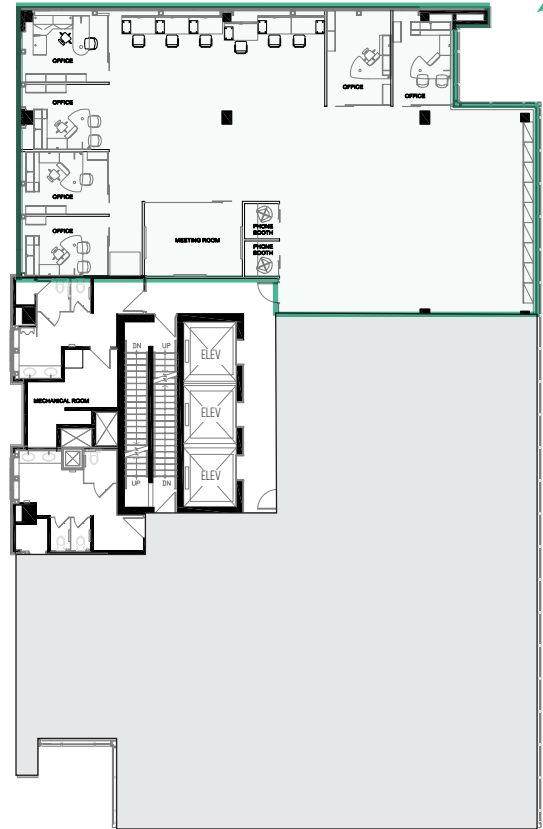
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UNIT	AREA (SF)	LEASE RATE	AVAILABLE
802	4,200	STARTING AT \$18.00 PSF	IMMEDIATELY

ADDITIONAL RENT:
\$14.53 PSF (2026) + IN-SUITE JANITORIAL

UNIT 802



HIGHLIGHTS

- Move-in ready
- Meeting room
- Private offices
- Extensive open work area
- Furniture available
- Contiguous with 9th floor up to 13,200 sf

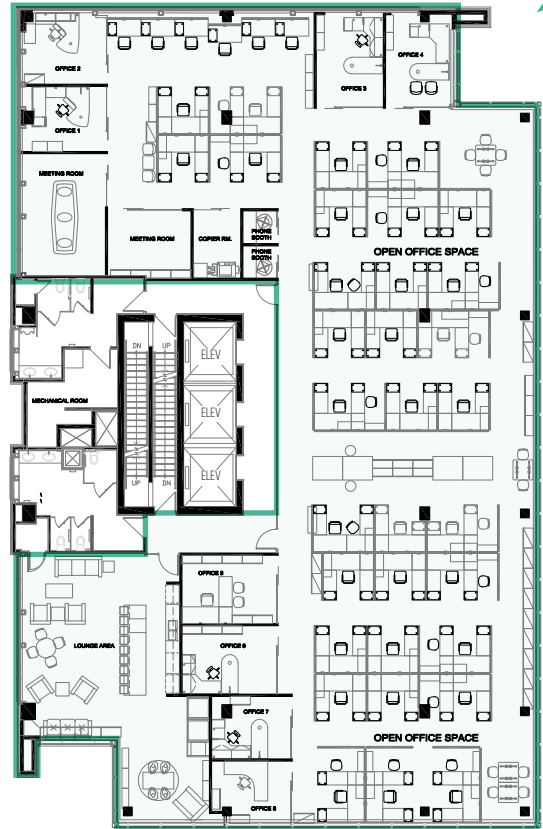


9TH FLOOR

4900 - 50 STREET, RED DEER, AB



UNIT 901 FULL FLOOR



UNIT	AREA (SF)	LEASE RATE	AVAILABLE
901	9,000	STARTING AT \$18.00 PSF	IMMEDIATELY

ADDITIONAL RENT:
\$14.53 PSF (2026) + IN-SUITE JANITORIAL

HIGHLIGHTS

- Move in ready
- Meeting rooms & private offices
- Extensive open work area
- Kitchen & lounge area
- Furniture available
- Demising options available
- Contiguous with 8th floor (18,000 sf)

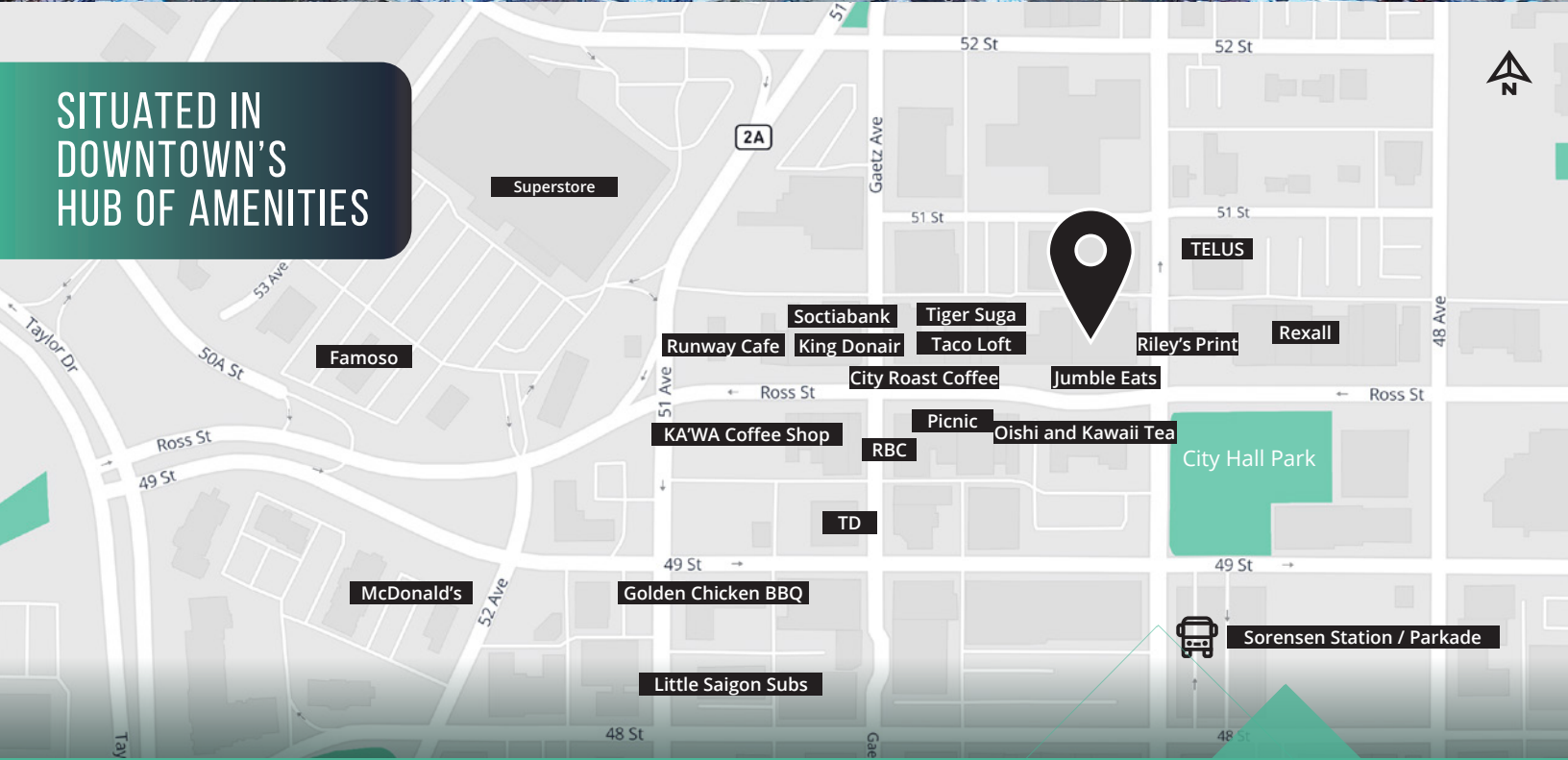




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SITUATED IN
DOWNTOWN'S
HUB OF AMENITIES



GET IN TOUCH

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