

**AVISON
YOUNG**

FOR SALE

4,800 sf end cap condo bay with yard

15140 128 Avenue NW
Edmonton, AB



Get more information

Ryan Zabloski

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Bryce Williamson

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15140 128 Avenue NW Edmonton, AB

This industrial condo bay is conveniently located in NW Edmonton with easy access to 156 Street, St. Albert Trail and Yellowhead Highway. 4,800 sf of main floor and second floor office/warehouse space. Allocated fenced yard compound included.

Abundance of neighbourhood amenities in the immediate area.

Offering summary

Legal Address: Condo Plan: 0121152, Unit: 1

Area Available: Warehouse: 3,000 sf
Main Floor Office: 900 sf
Second Floor Office: 900 sf
Total: 4,800 sf

Yard Size: 2,400 sf

Zoning: IM - Medium Industrial

Loading: (1) 14'x14' Grade

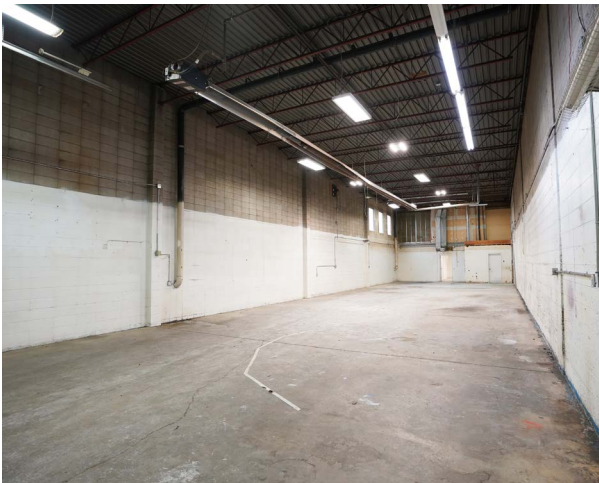
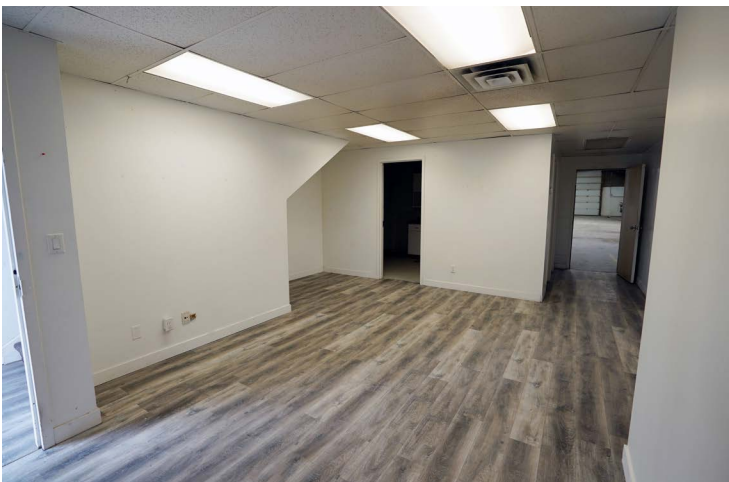
Ceiling Height: 20' clear

Power: 120/480 Volts, 100 Amp, 3P

Available: Immediately

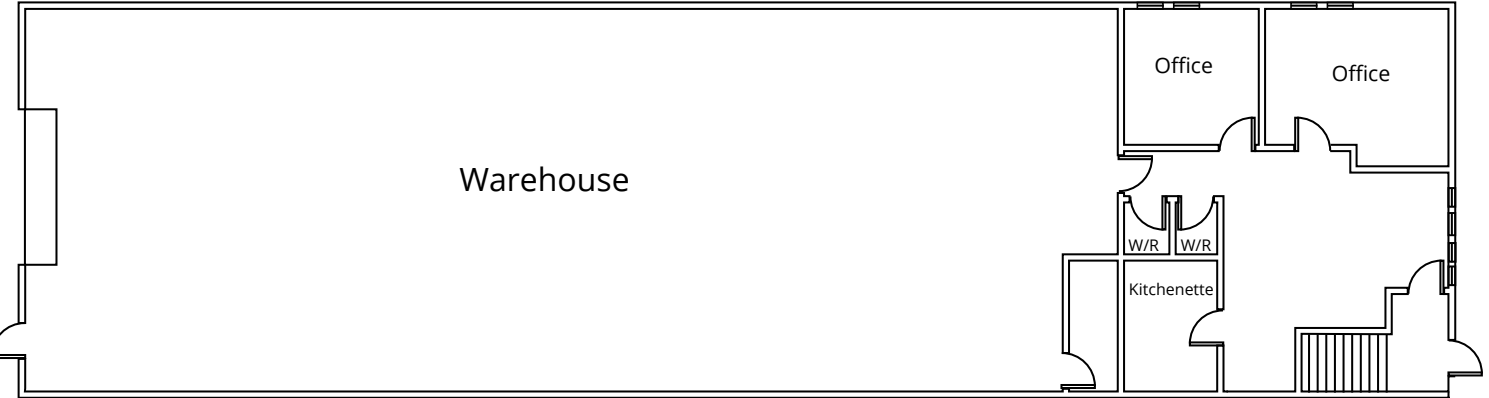
Taxes: \$19,126.26 (2025)

Sale Price: \$936,000



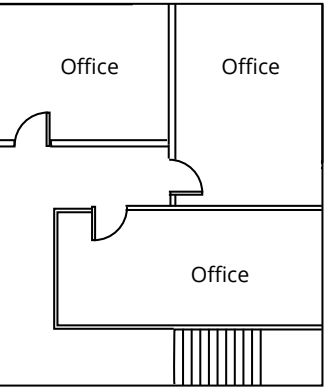
Floor Plans

Warehouse: 3,000 sf

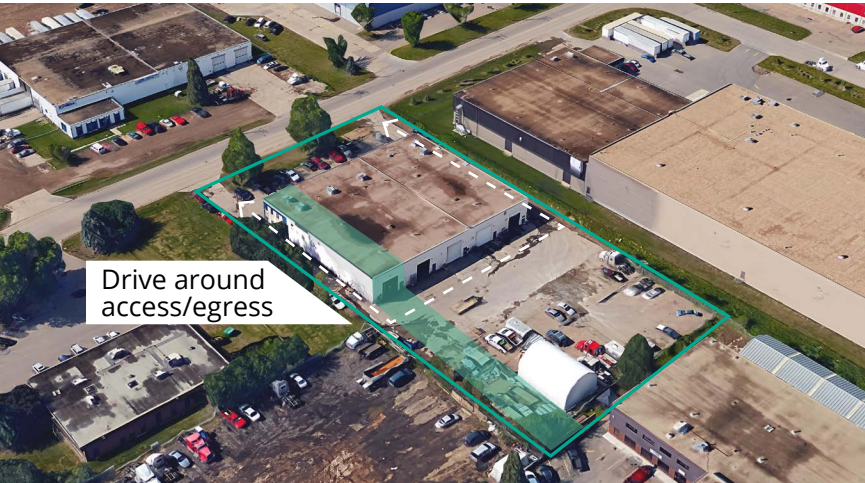


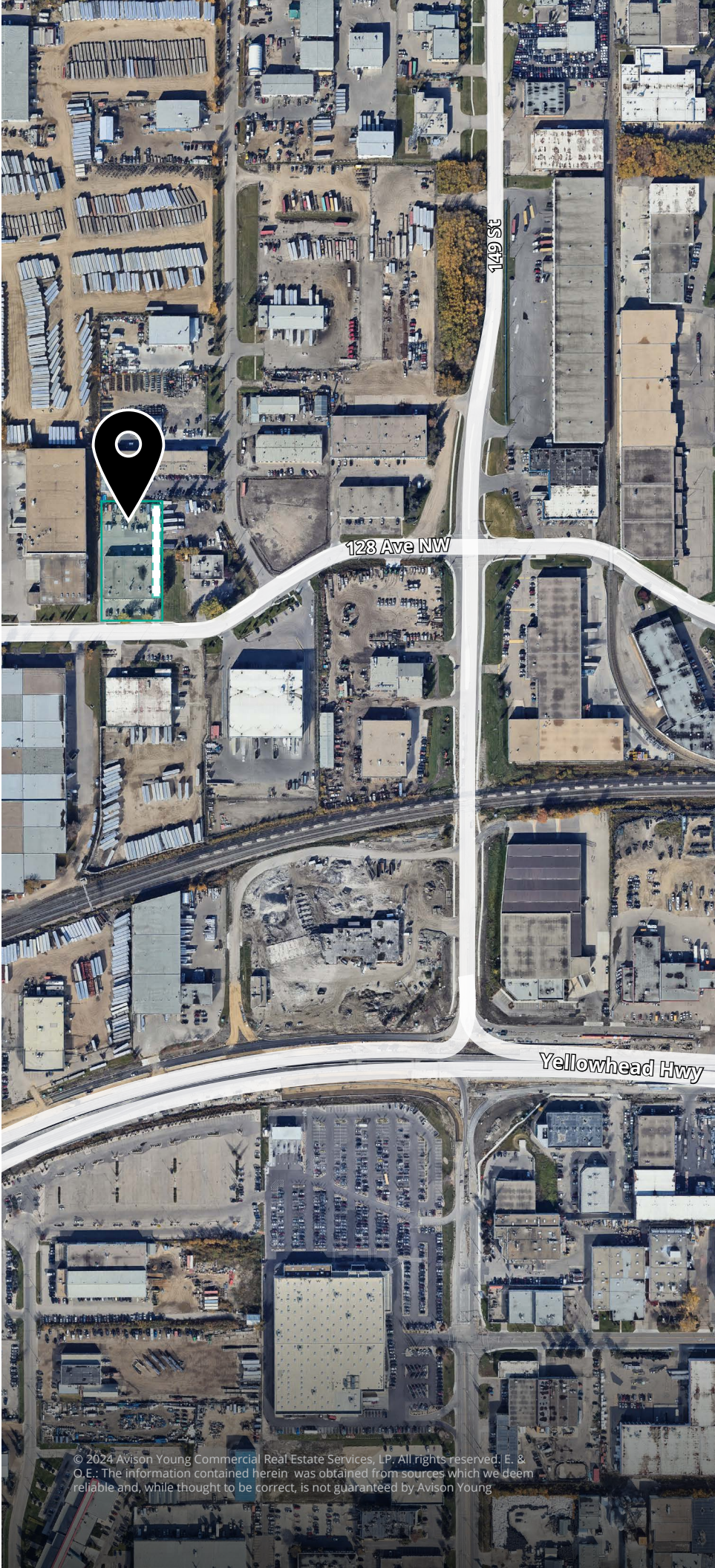
Main Floor Office: 900 sf

Second Floor Office:
900 sf



Rare opportunity to acquire a small end cap bay with approximately 2,400 sf fenced and secured yard.





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