



OXBRIDGE
PLACE

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9820 - 106 Street NW, Edmonton, AB

The Property

Rising 14 storeys in Edmonton's Government District, Oxbridge Place offers 190,651 sq. ft. of office space on prominent 106 Street—minutes from Jasper Avenue, Alberta Legislature, major hotels, and transit.

Vacancy Details

Municipal Address

9820 - 106 Street NW

Total Rentable Area

38,853 sq. ft.

Available Q3 2026

Main Floor: 5,068 sq. ft.

2nd Floor: 2,000 - 14,263 sq. ft.

3rd Floor: 2,000 - 14,250 sq. ft.

Underground Parking

Heated and secured underground parking

Lease Rate

At Market

Additional Rent

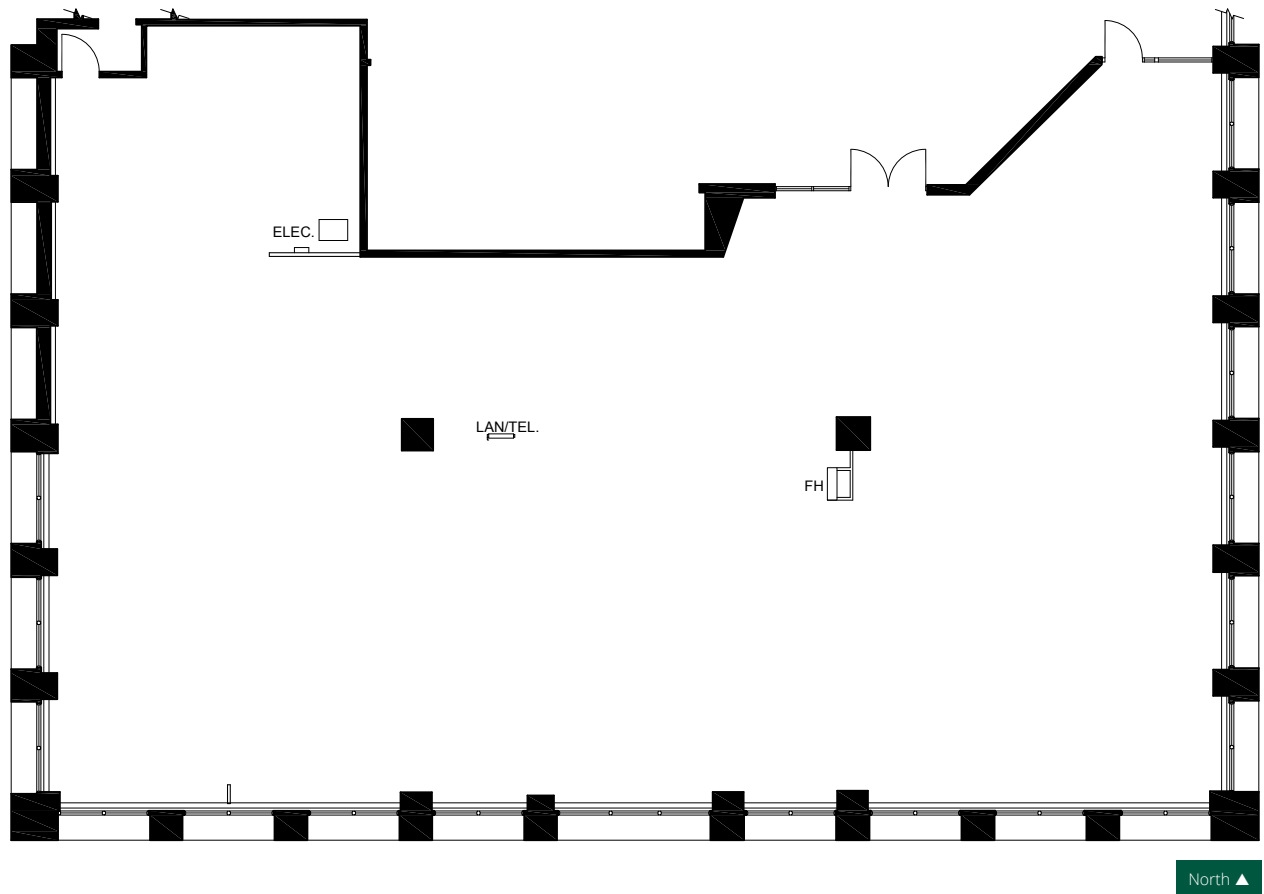
\$11.50/sq. ft. (2026 Estimate)

*Direct exposure along 98 Avenue and 106 Street
located in the Government District*



Main Floor

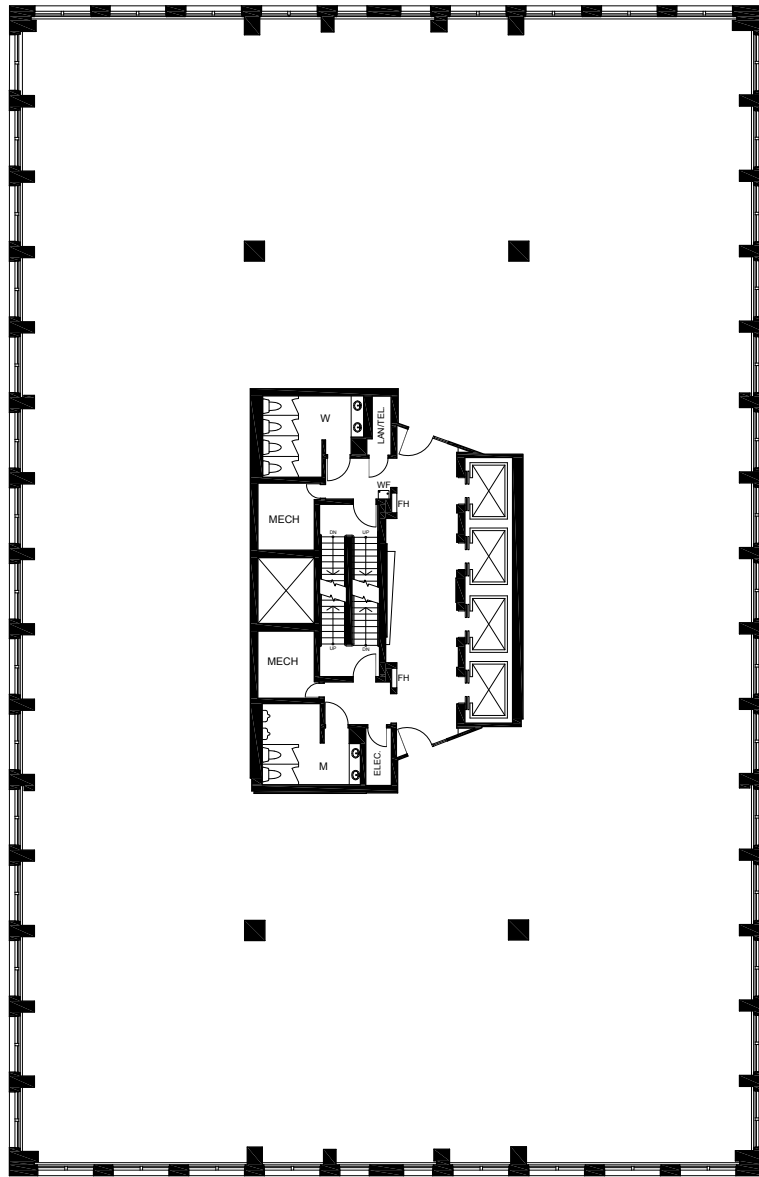
5,068 sq. ft.



Highly adaptable open layout for office or retail use

2nd Floor

2,000 - 14,263 sq. ft.



North ▲

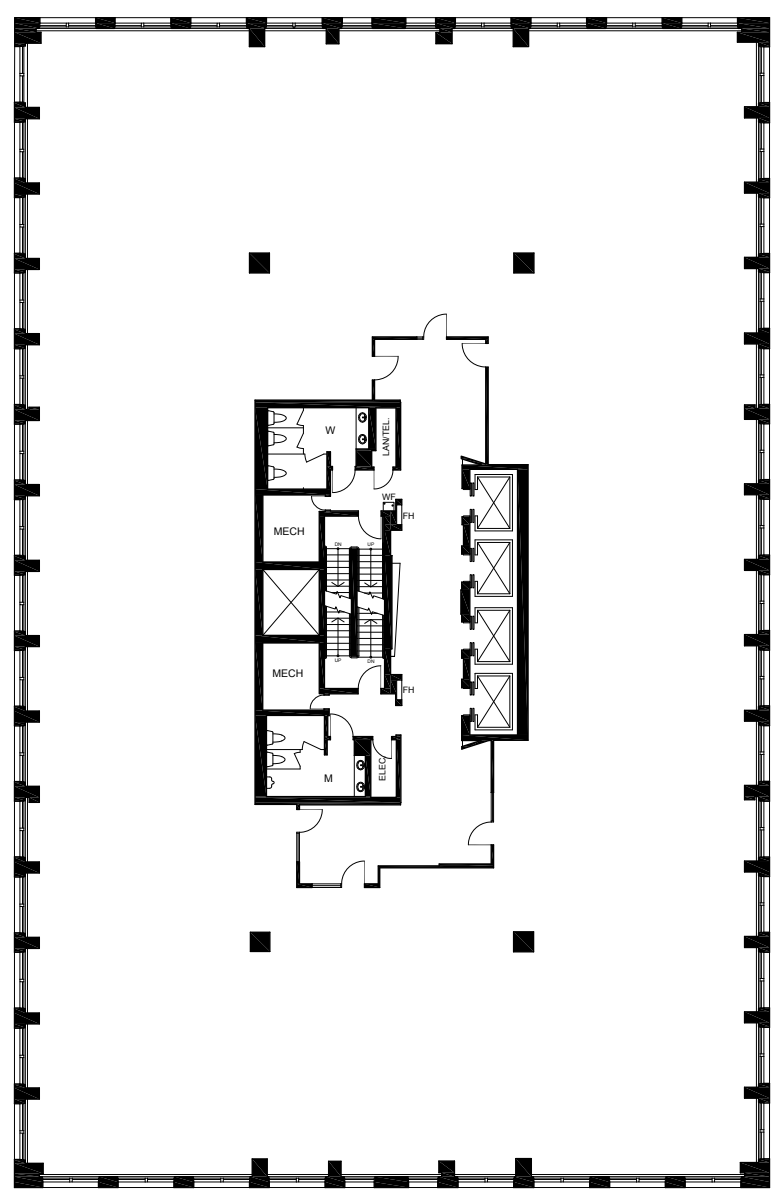
*Flexible open concept layout
suited to any office user*





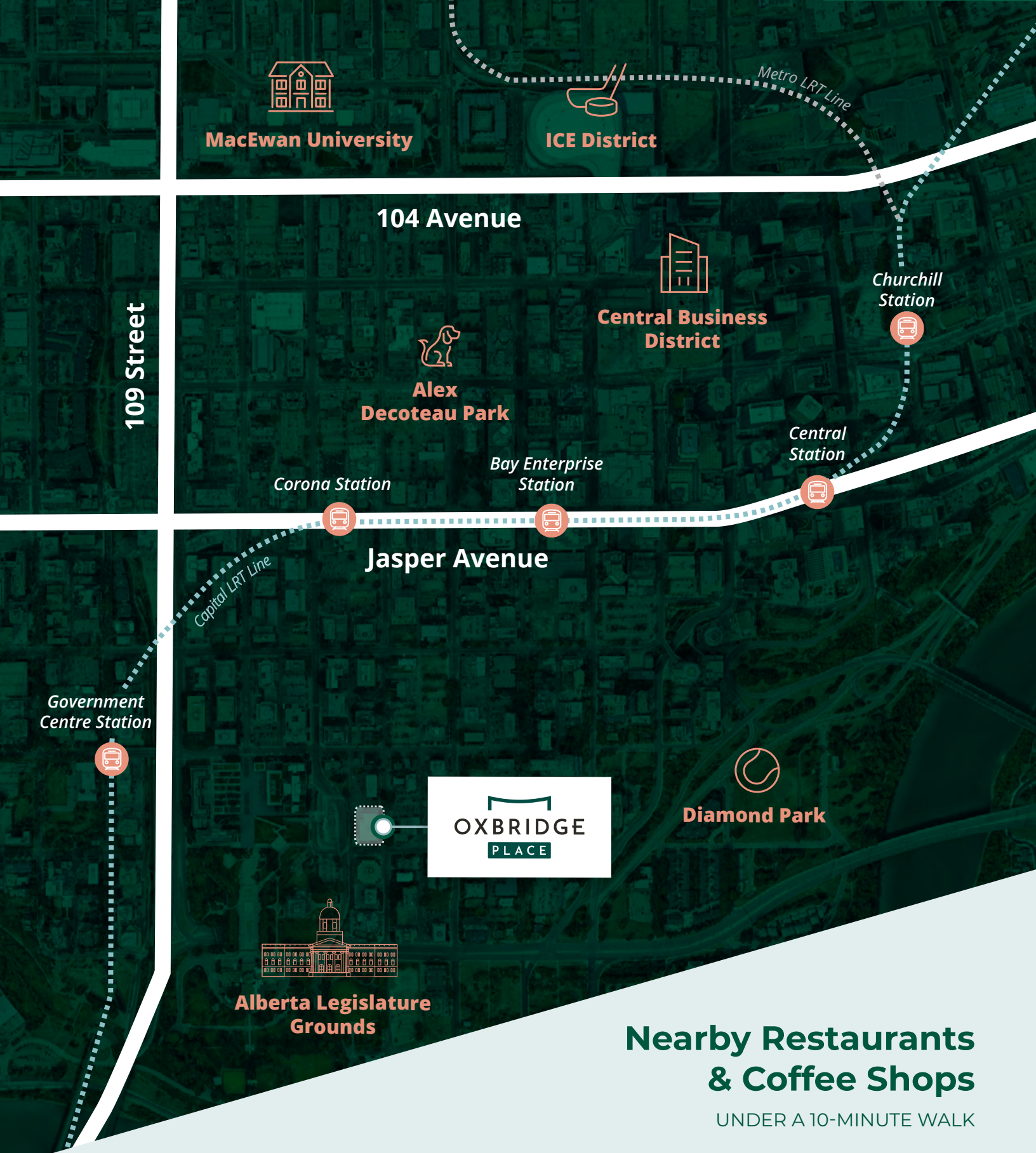
3rd Floor

2,000 - 14,250 sq. ft.



North ▲

Flexible open concept layout suited to any office user




MacEwan University


ICE District

Metro LRT Line

109 Street

104 Avenue


Alex Decoteau Park


Central Business District

Churchill Station

Corona Station

Bay Enterprise Station

Central Station

Jasper Avenue

Capital LRT Line

Government Centre Station


OXBRIDGE PLACE


Diamond Park


Alberta Legislature Grounds

Nearby Restaurants & Coffee Shops

UNDER A 10-MINUTE WALK

The Property is less than a 10-minute walk to Government Centre Station, a stop along the Capital LRT Line which has north and southbound connections throughout the city.

- Buok Korean Kitchen
- Butternut Tree
- El Furniture Warehouse
- Fu's Repair Shop
- District Cafe & Bakery
- Jinya Ramen
- Starbucks
- The Common
- The Marc
- Viphalay



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Contact Us

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