

**AVISON
YOUNG**

For Lease
LeMarchand Mansion
11523 - 100 Avenue
Edmonton, AB



One of a kind office building

Fully redeveloped as an office building in 1981, LeMarchand Mansion is now home to a vast and complimentary cross-section of commercial tenancies including psychologists, estate planners, lawyers, an art gallery, a custom jeweler, a pharmacy, and an eclectic bistro to name a few.

It has new design upgrades along with modern conveniences such as an on site cafe.

Get more information

Jason Gardner

Principal

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Mackenzie Banfield

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Offering Summary

Available: **Suite 204: 1,020 sf**
White boxed, ready for tenant improvements

Rental Rate: Negotiable

Operating Costs: \$21.15 psf

Parking: 1/1,500 sf
\$300 underground

Building Hours: Monday to Friday:
6:00 am to 8:00 pm
Saturday: 7:00 am to 6:00 pm
24 hour access for tenants with security cards

Security: Roving patrols, 24 hour video surveillance, programmable security card access



Get more information

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