FOR LEASE

WSP Place

10909 Jasper Avenue
Edmonton, AB

Cory Wosnack
Principal & Managing Director
+1 780 909 7850
cory.wosnack@avisonyoung.com

Tori Sara
Team Lead, Client Services, Alberta
+1 780 429 7561
tori.sara@avisonyoung.com

AVISON YOUNG

WSP Place

With its striking glass facade, WSP Place stands proudly along Jasper Avenue and 109 Street – this redeveloped office and retail complex is situated at one of downtown Edmonton's most notable intersections.

Occupants of WSP Place, enjoy a wealth of convenient amenities. The building is surrounded by a variety of cafes, restaurants and retail stores, making it easy to grab a quick bite or indulge in some shopping. Entertainment areas and nearby parks offer plenty of options for leisure and social activities.

Within walking distance, you'll find MacEwan University and NorQuest College, hubs of academic and cultural events and the Alberta Legislature Grounds, perfect for a scenic stroll or a moment of relaxation. Additionally, Edmonton's beautiful River Valley provides a natural escape with its extensive trails and picturesque views.

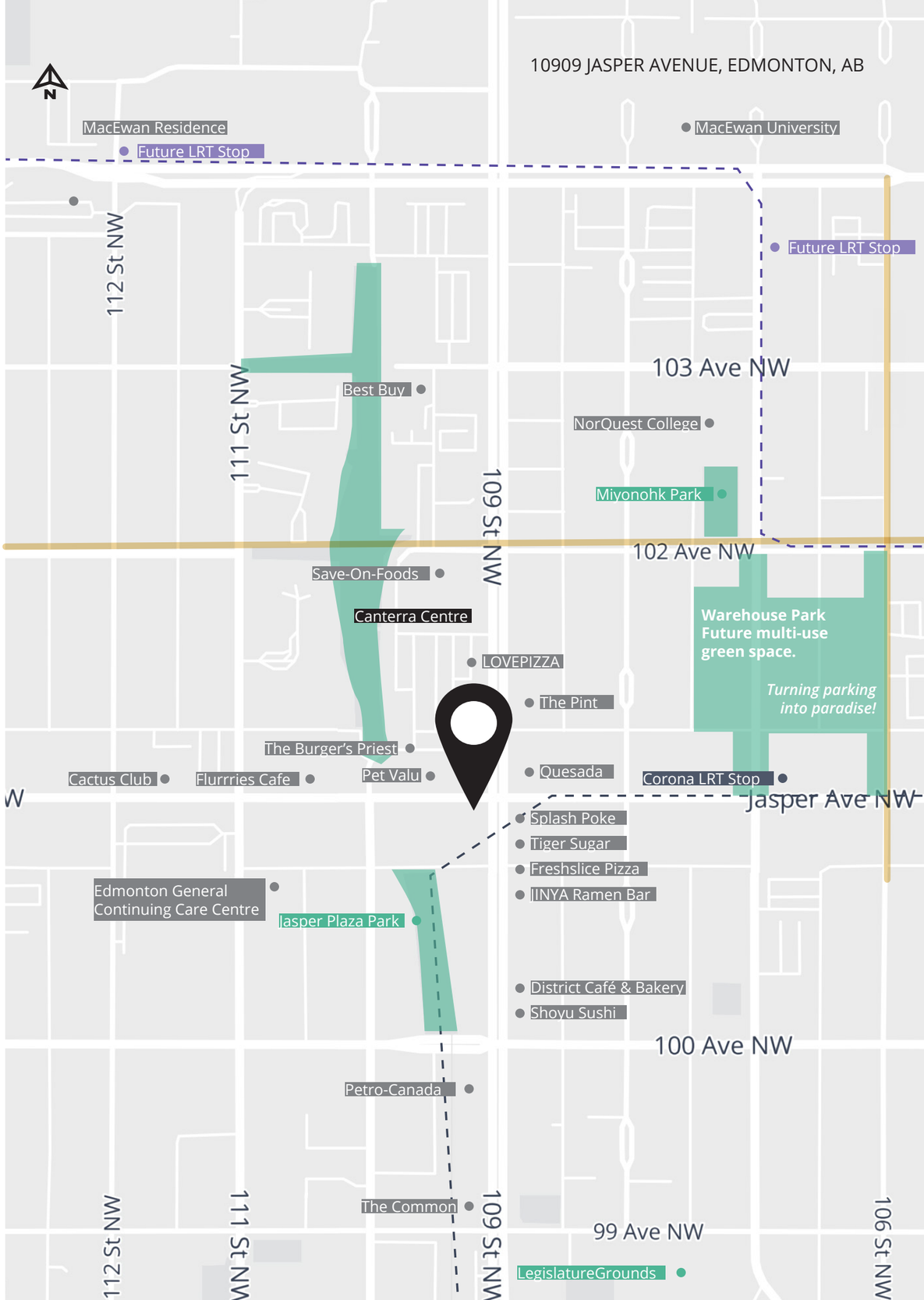
For those relying on public transportation, the Corona LRT Station is just steps away, offering seamless connections to other parts of greater Edmonton. This prime location ensures that everything you need is within easy reach.

94 Walkers paradise *(walk score)*

84 Excellent transit *(transit score)*

90 Bikers paradise *(bike score)*

bike lanes



WSP Place

Multiple vacancies available

Unit	Size (sf)	
200	16,637	Full Floor
300	16,937	Full Floor
500	16,939	Full Floor
600	16,950	Full Floor
700	16,941	Full Floor
800	16,959	Full Floor
900	16,932	Full Floor
1000	16,941	Full Floor

Fitness centre with floor to ceiling views. Shower facilities and bike storage at no additional cost to tenants.

Conference Centre: Terra Room seats up to 10 people with a kitchenette available to tenants at no additional cost.

Renovated building exterior and lobby built to LEED Gold standards.

166 underground parking stalls with an additional 138 aboveground stalls.

Professionally owned and managed.

Rare opportunity to have exclusive building naming rights for the government district's tallest tower

Leasing terms

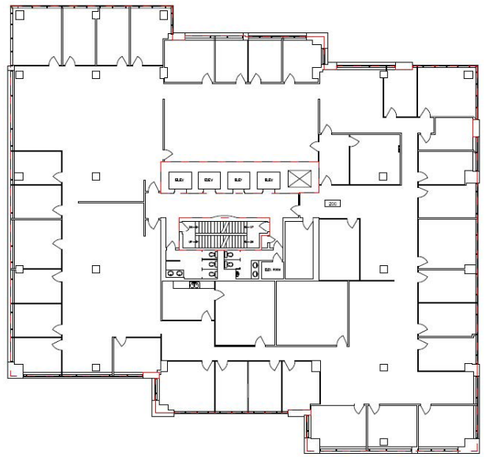
Rental rate:	$15.00 - 17.00 psf
Additional rent:	$19.70 psf (Estimated 2025)
Parking:	1.25 stalls per 1,000 sf leased $275 underground Aboveground stalls at market rate Month-to-month stalls available
Tenant incentives:	Incentive packages available

10909 JASPER AVENUE, EDMONTON, AB

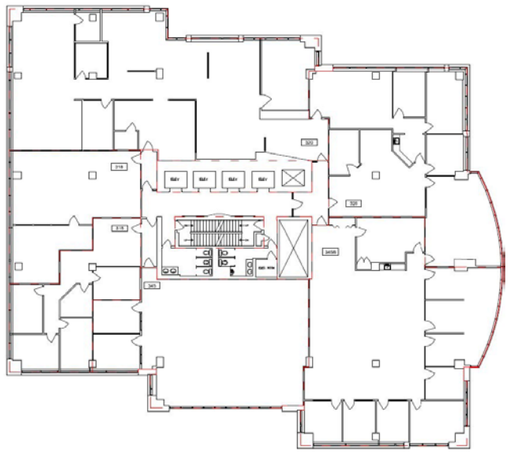
WSP Place

10909 JASPER AVENUE, EDMONTON, AB

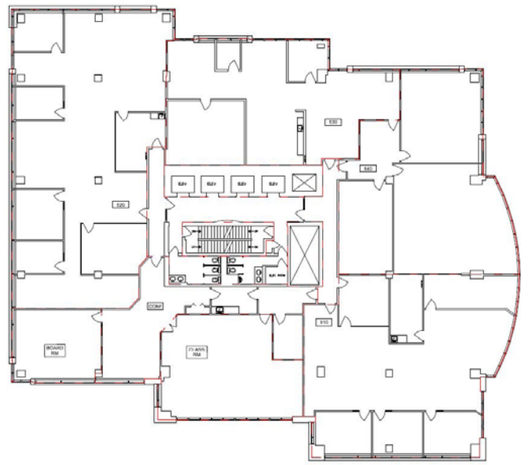
Floor plans



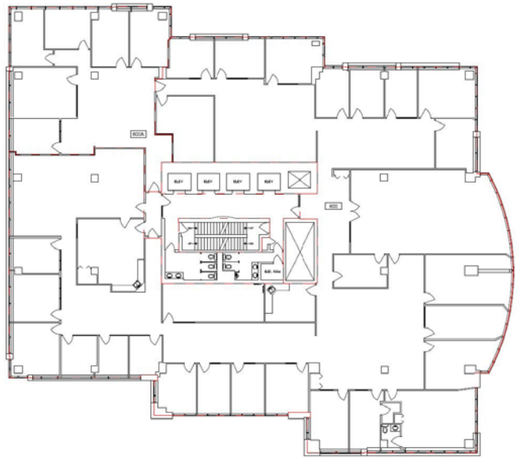
Unit 200: 16,637 SF



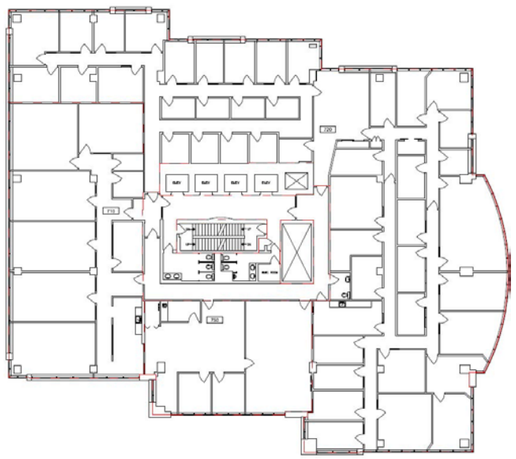
Unit 300: 16,937 SF



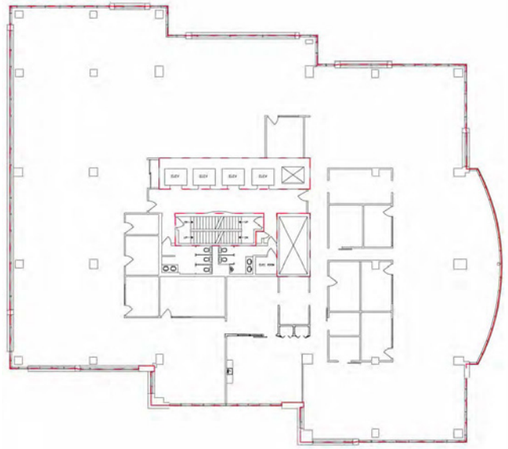
Unit 500: 16,939 SF



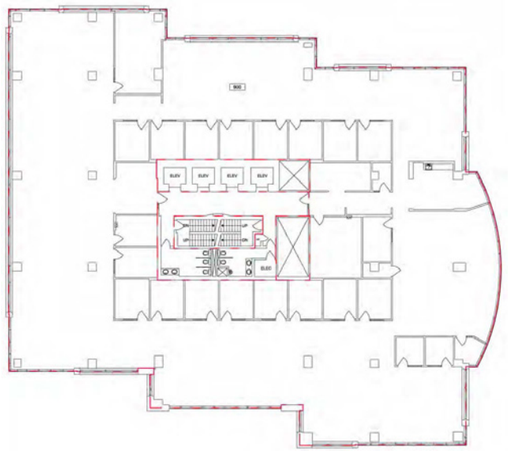
Unit 600: 16,950 SF



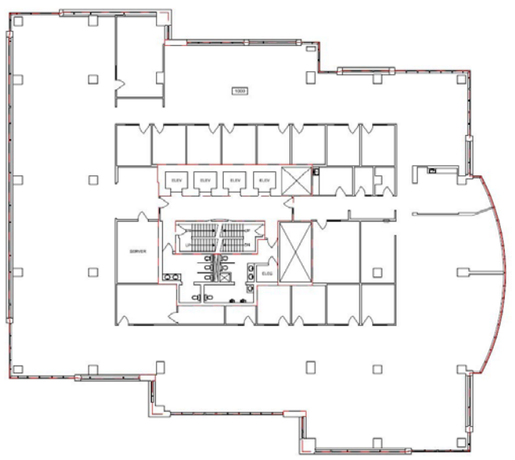
Unit 700: 16,941 SF



Unit 800: 16,959 SF



Unit 900: 16,932 SF



Unit 1000: 16,941 SF

VIEW LISTING ONLINE

Cory Wosnack
Principal & Managing Director
+1 780 909 7850
cory.wosnack@avisonyoung.com

Tori Sara
Team Lead, Client Services, Alberta
+1 780 429 7561
tori.sara@avisonyoung.com

AVISON YOUNG

© 2025 Avison Young Commercial Real Estate Services, LP. All rights reserved.
E. & O.E.: The information contained herein was obtained from sources which we deem reliable and, while thought to be correct, is not guaranteed by Avison Young.