

# GRIESBACH VILLAGE

NWC OF 137 AVENUE & 97 STREET

EDMONTON, AB

RETAIL PADS & BAYS FOR LEASE  
FROM 1,100 SQ. FT.



**CUSHMAN &  
WAKEFIELD®**  
EDMONTON

PHASE I COMPLETION  
SUMMER 2016!



## PROPERTY FACTS & FEATURES

- 109,000 sq. ft. of prime commercial space on 13.23 acres
- Strategically located on the northwest corner of 97 Street & 137 Avenue, the most significant intersection in North Edmonton
- Retail bays and free standing pads available from 1,100 sq. ft.
- 4.79 stalls per 1,000 sq.ft.
- 81,000 vehicles per day
- Primary Trade Area is in excess of 230,000 people
- Key retailers at this intersection include Fairfield Inn & Suites, Shoppers Drug Mart, Safeway, Bed Bath & Beyond, London Drugs, T & T Supermarket, and Indigo Books
- All directional access off of both 97 Street & 137 Avenue, as well as additional accesses off both the 97 Street & 137 Avenue arteries
- Approximately 4,800 residents currently live in Griesbach; at full build out there will be over 14,000 residents

For more information, please contact:

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### SITE RENDERINGS



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### SITE RENDERINGS



### SITE PHOTOS



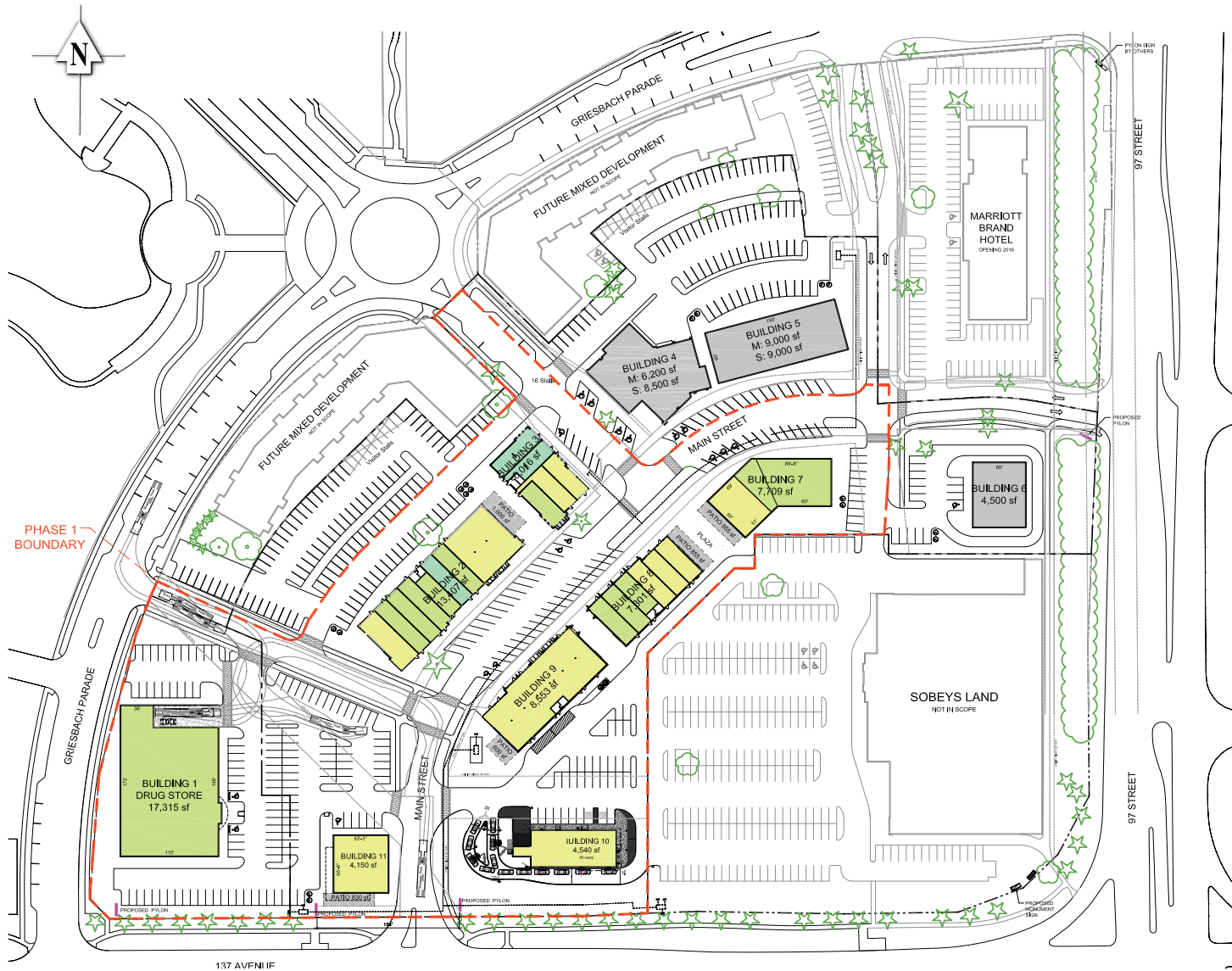
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### SITE PLAN



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