



FROM 2,500 - 5,005 SQ. FT. AVAILABLE

PROPERTY HIGHLIGHTS

- Located in the vibrant community of Westmount, along 124th Street
- Join Edmonton's most exciting pedestrian shopping districts
- The property features a 5,005 sq. ft. fully-fixture restaurant/bar, with a VLT license, kitchen equipment and 2 west facing patios
- Over 60 feet of store frontage onto 124th Street
- Densely populated with 45,318 households within a 3 km radius and an average household income of \$88,635
- Street front parking available with 8 parking stalls at the rear of the building

BUILDING FEATURES

NEIGHBOURHOOD:	Westmount
TOTAL AVAILABLE SPACE:	From 2,500 - 5,005 sq. ft. available
LEASE RATE:	Market
OPERATING COSTS:	\$7.50 per sq. ft. (2016 est.)
PARKING:	Rear of building
AVAILABILITY:	Immediately

INTERIOR



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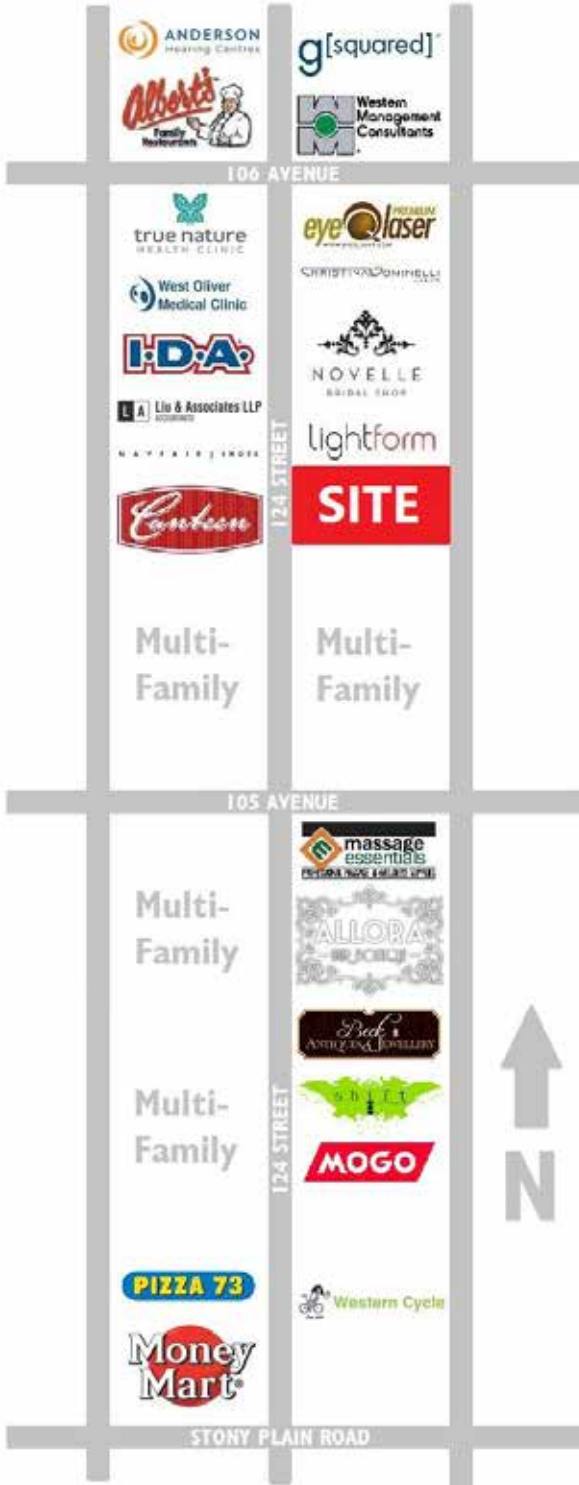
**CUSHMAN &
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Edmonton

FOR LEASE

BOSTON PIZZA BUILDING

10543 - 124 Street, Edmonton, AB

MAP



EXTERIOR PHOTOS



John Shamey

Associate

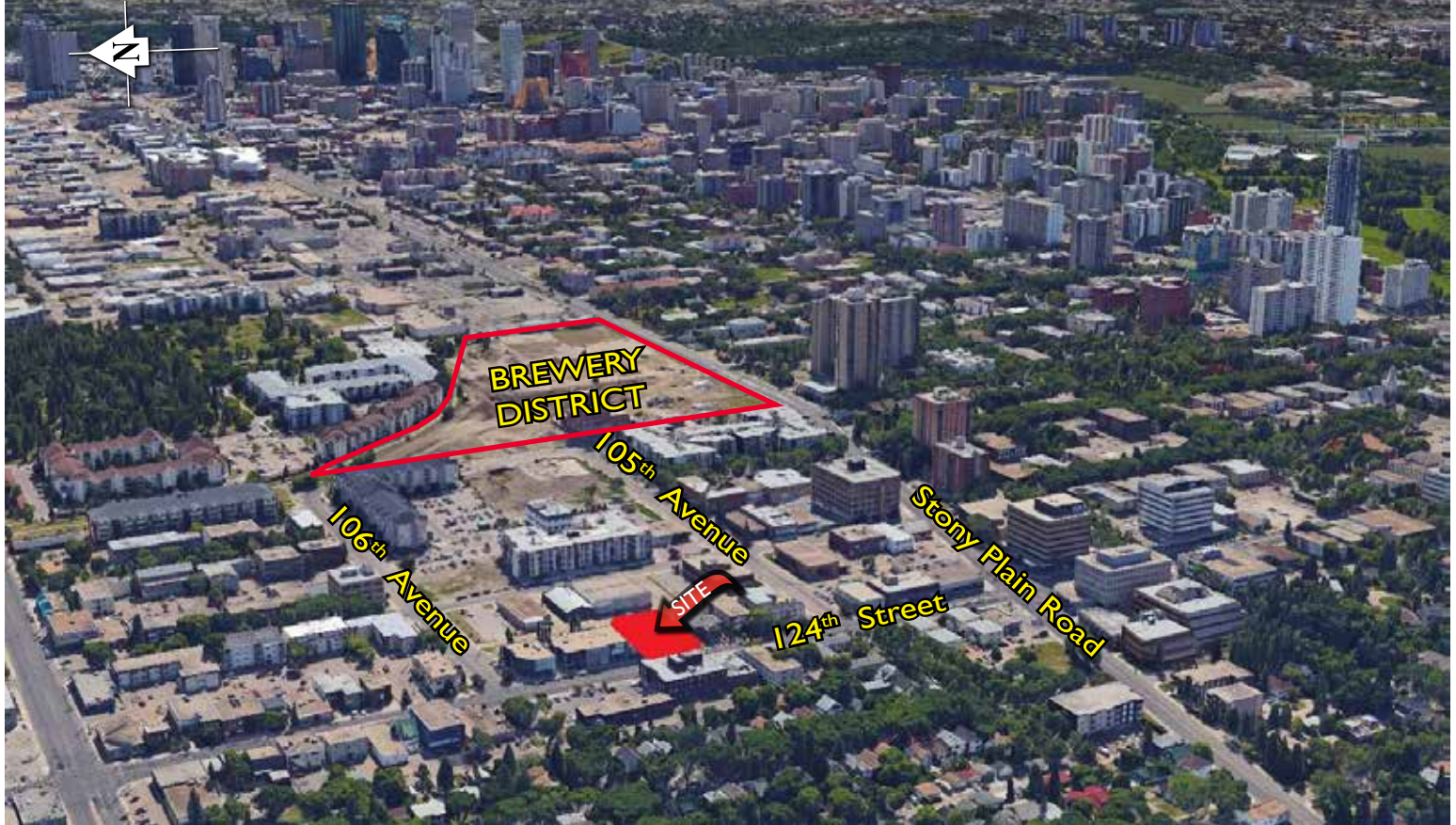
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Feb 26, 2016

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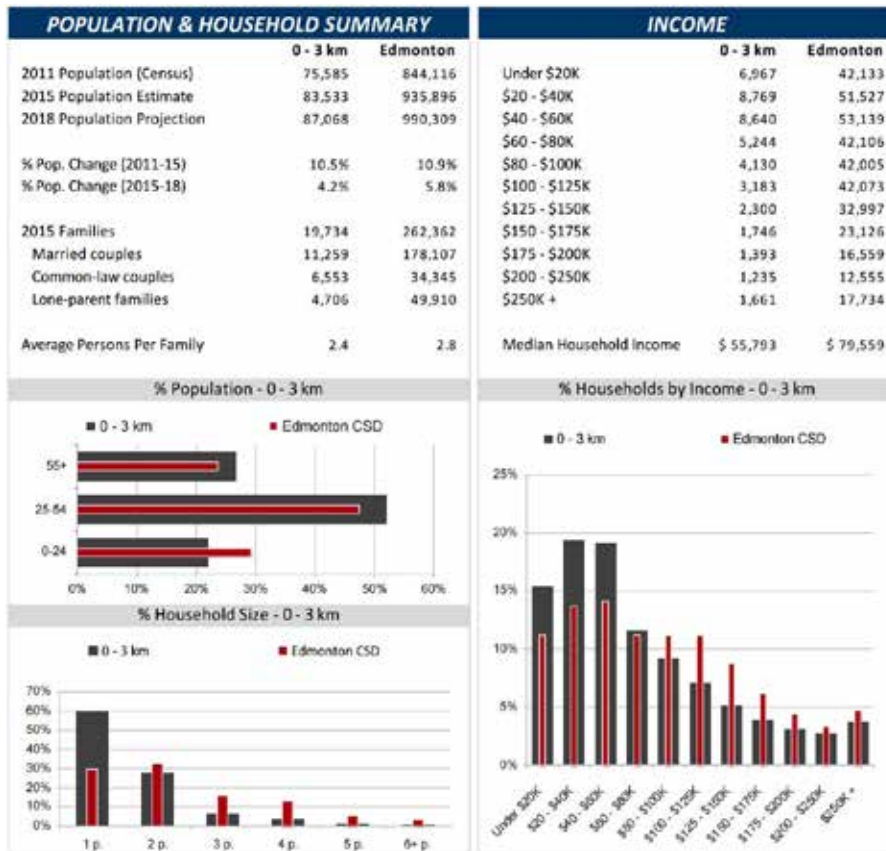
AERIAL



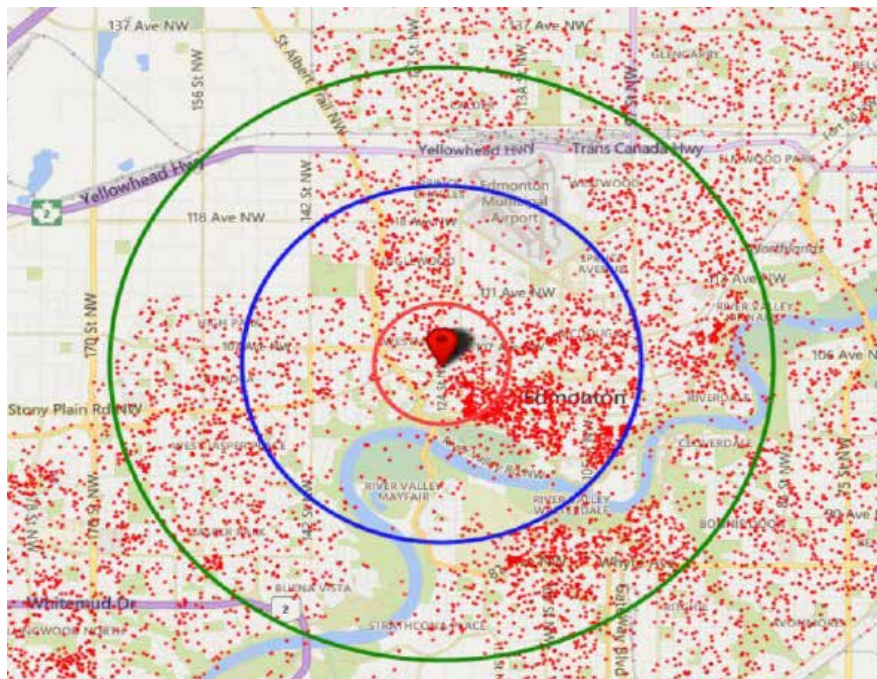
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DEMOGRAPHICS



**POPULATION
DENSITY**



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