

| 841 - 1,279 SF |

# RETAIL FOR LEASE



## THE LANCASTER & THE YORK

10025 115 Street, Edmonton, AB | 10030 114 Street, Edmonton, AB

- **Two built-out units in apartment high rise towers**
- Join the bustling Wihkwentôwin community
- Free and convenient street parking
- Units are built-out with washrooms

ERIC SLATTER

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**Omada**  
COMMERCIAL



# PROPERTY FEATURES

## VACANCY

**LANCASTER TOWER**    **YORK TOWER**  
 CRU #101 - 841 SF      CRU #102 - 1,279 SF

## MUNICIPAL

**LANCASTER TOWER**    **YORK TOWER**  
 10025 115 Street,  
 Edmonton, AB      10030 114 Street,  
 Edmonton, AB

Available	Immediately
Zoning	<a href="#">Large Scale Residential (RL h65)</a>
Utilities	TBC
Parking	Free street parking & Limited paid on site parking
Lease Rate	Please Contact



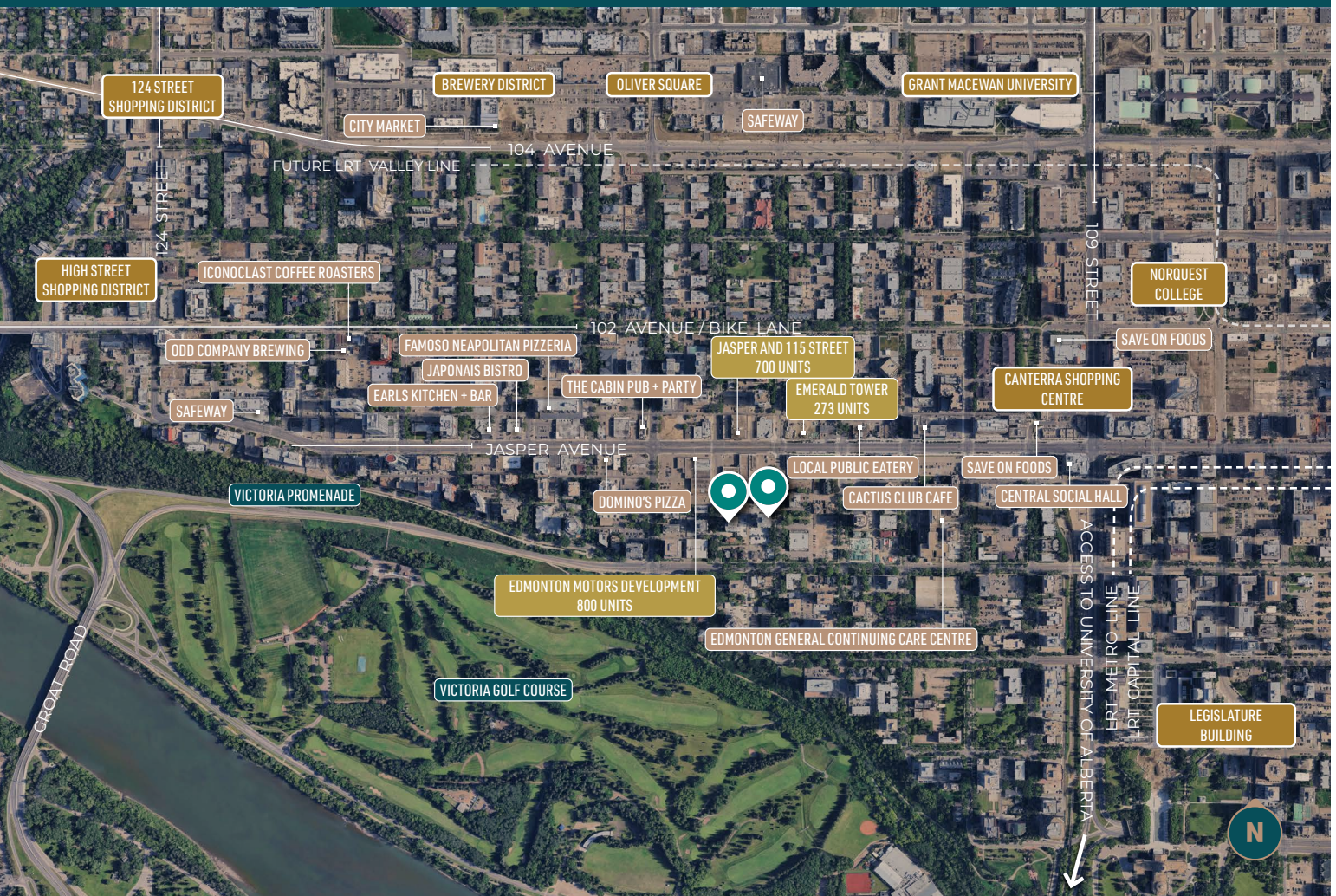
AVAILABLE  
IMMEDIATELY

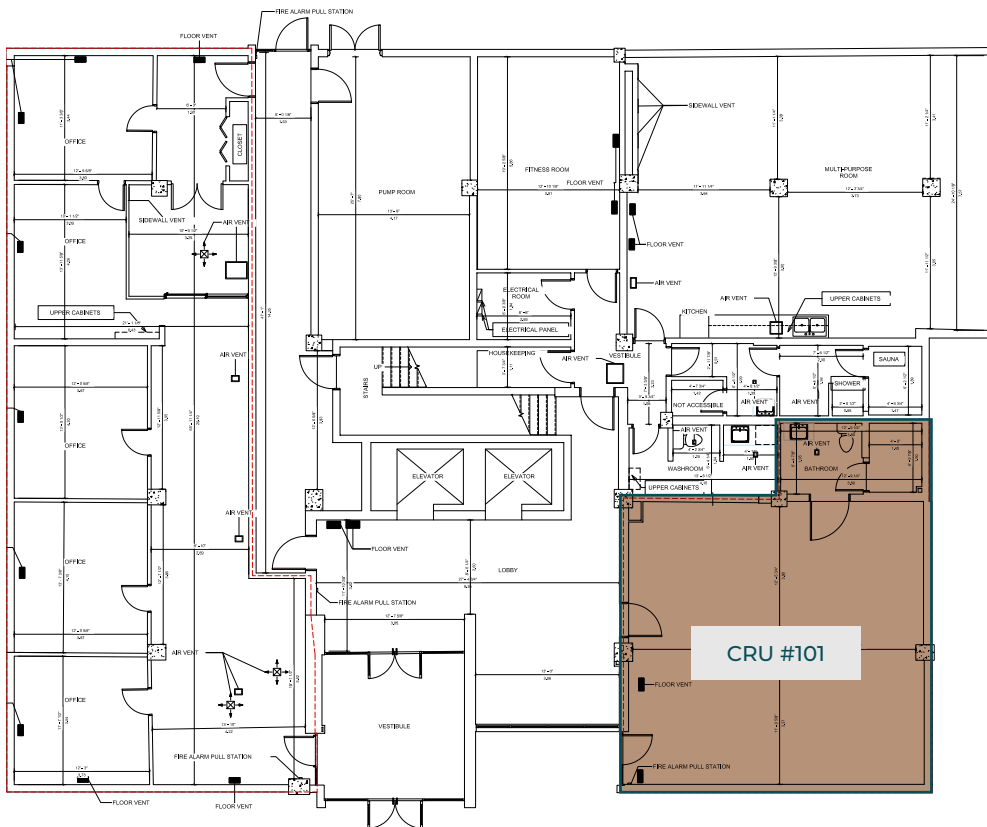


PROFESSIONALLY  
MANAGED MIXED-USE  
BUILDINGS



SITUATED BETWEEN  
JASPER AVENUE AND  
THE RIVER VALLEY



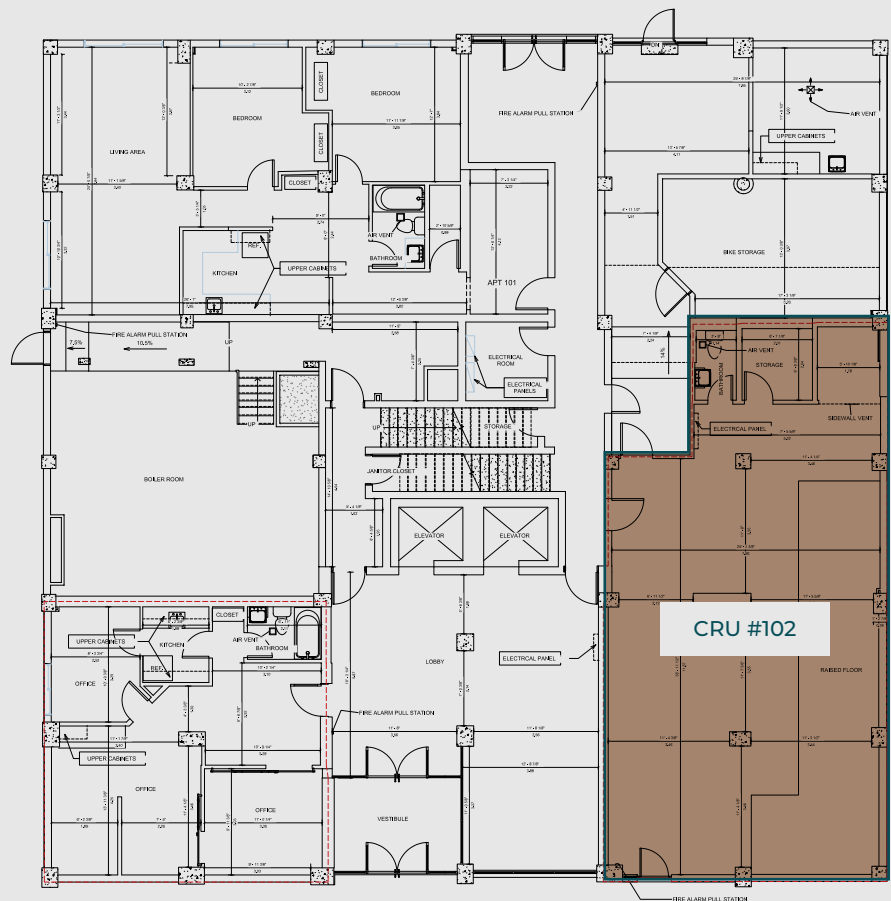


LANCASTER TOWER  
CRU #101 - 841 SF  
Immediately available

N

YORK TOWER  
CRU #102 - 1,279 SF  
Immediately available

N





# AREA DEMOGRAPHICS

2 KM RADIUS

**56,776**

DAYTIME POPULATION

109,350 residents  
13.8% growth (2018-2024)  
25.7% projected growth (2024-2029)

**50.4%**

20-39 YRS

0-19 yrs = 9.0%  
40-59 yrs = 21.1%  
60+ yrs = 19.5%

**\$87,534**

AVERAGE HOUSEHOLD INCOME

26.5% earn \$60-100,000  
28.0% earn \$100,000+



## MARKET OVERVIEW

Join the existing rich tapestry of residential and business activity in Edmonton's densest neighborhood: Wihkwentôwin. The area is rich in amenities, including public parks, the nearby river valley, dining & shopping options. Public transit and the Government Centre LRT station are within walking and there is abundant free street parking. We have limited commercial units available. They come equipped with a washroom, flooring, and lighting already in place. Gross Rent leases are available.



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