



FIRST & JASPER

Suite 801, 10065 Jasper Avenue, Edmonton, AB

GWL

REALTY
ADVISORS

The Property

A dog-friendly, 20-storey office building prominently located on the corner of Jasper Avenue & 101 Street within downtown Edmonton's Financial District.

Home to some of the largest AI, VR, and technology research groups in the world.

Iconic glass architecture allures sunlight across the lobby's large feature staircase and seating areas - ideal for casual meetings or lunch.

Future amenities include lobby refresh, food hall, and fitness facility.

Vacancy Details

Vacancy

Suite 801: 3,745 SF

Availability

Immediate

Lease Rate

Negotiable

Additional Rent

\$21.42 PSF (2023)

Underground Parking

1 stall / 1,412 SF

\$295 single or \$200 tandem stall / month

Amenities

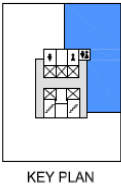
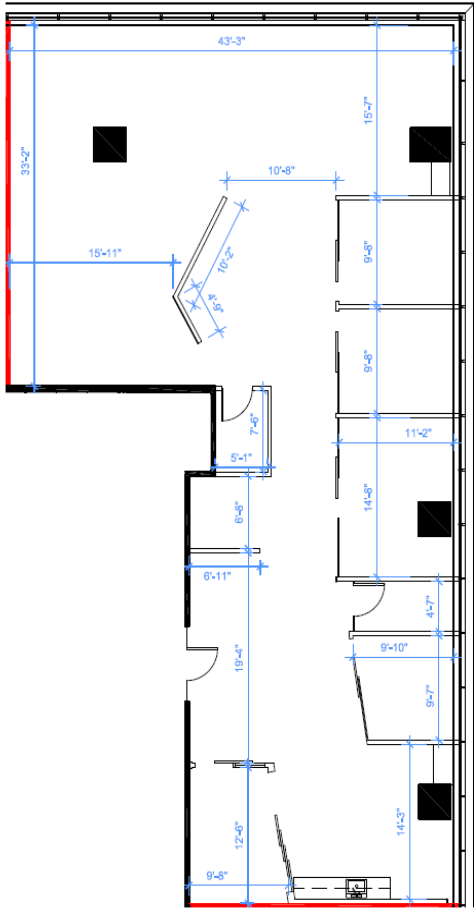
Heated and secured underground parking, secure bike room, shower facilities, and upgraded destination dispatch elevators

Other Highlights

Prominent location with high visibility to Jasper Avenue; excellent suite improvements

Class A office building with 360° panoramic views of the river valley, ICE District & Arts District

Floor Plan



Contact Us

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