

ROYAL CENTRE CAMERON HEIGHTS

631 Cameron Heights Dr NW, Edmonton AB



2108 Sq. Ft. Former Convenience Store in Southwest Edmonton

FOR LEASE

**SABLE
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► For Lease: 2108 Sq. Ft. Fully Built Out Space in Royal Centre Cameron Heights

Just one minute off Anthony Henday Drive in the desirable Southwest neighbourhood of Cameron Heights lies a vacancy in Royal Centre. Nestled in a residential area, the Centre caters to the surrounding community which overlooks two ravines and the North Saskatchewan river. Formerly a convenience store, the unit for lease is fully built out and ready for immediate possession. Current tenants include Liquor 4 U, Barber Shop, Woodshed Burgers, Hayloft Steak & Fish, Monty's Pizza, Pharmacy and Malina Bakery.

PROPERTY DETAILS

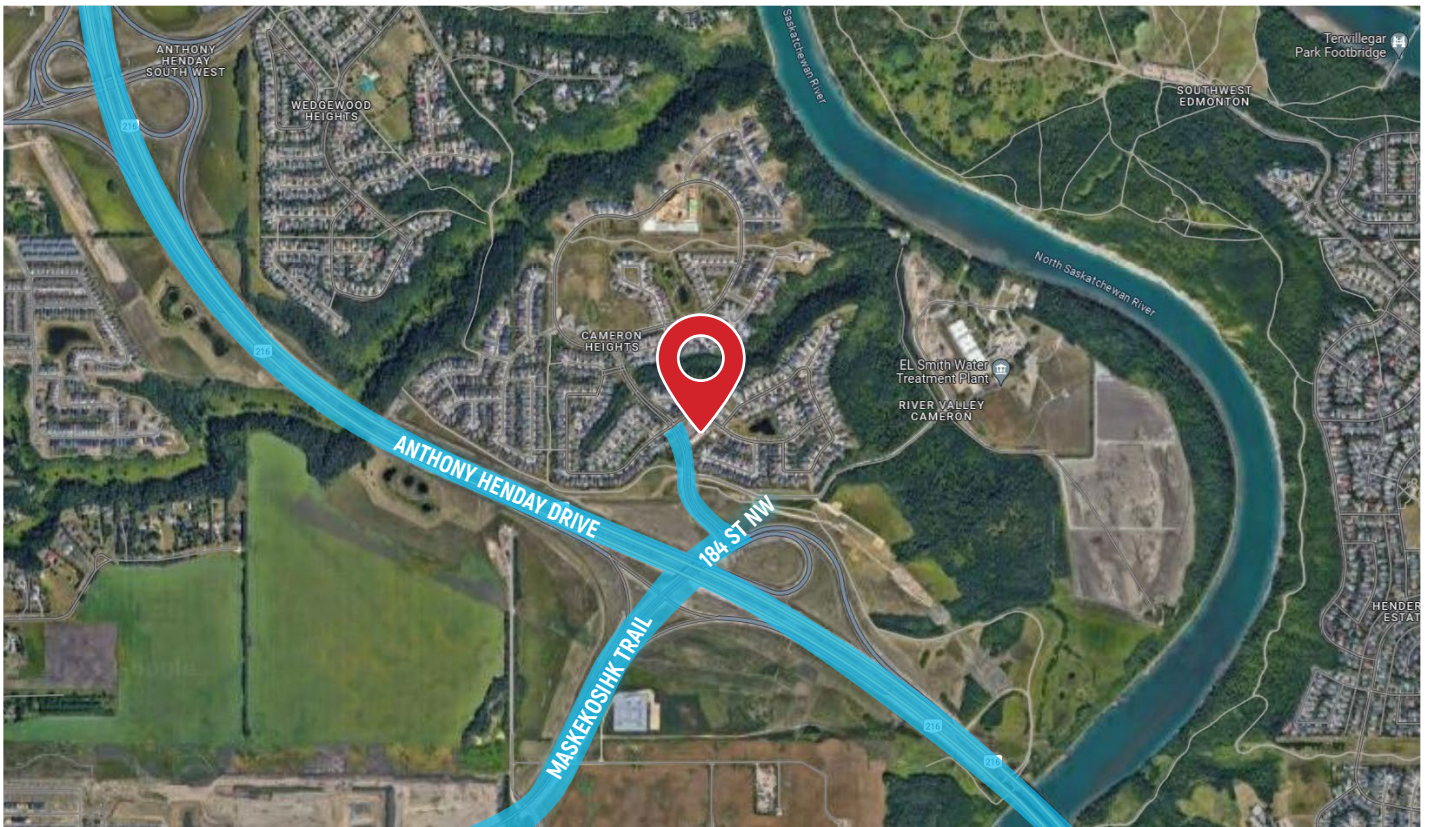
Municipal Address	631 Cameron Heights Dr NW
Legal Address	Lot A, Block , Plan 0024559
Zoning	DC2
Size	2108 Sq. Ft.
Base Rent	Market
Additional Rent	\$16.00 PSF (2024 Estimated)
Parking	62 Surface Stalls



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