

FOR SALE

\$2,390,000



OWNER-USER OR INVESTMENT

5613 103 A Street, Edmonton, Alberta

RE/MAX Excellence Commercial Division is pleased to present a unique industrial offering in one of South Central Edmonton's most desirable and connected locations.

This 8,800 square foot character building sits on a 1.23-acre lot, offering a rare blend of functional industrial space and architectural charm in a top-tier South Central Edmonton location.

Features include:

- Open wood beam ceilings
- Upgraded power with 400 Amp and 600V electrical service
- New and upgraded roof, heaters, lighting,
- Upgraded thermal efficiencies
- A large yard and ample parking

Located just off Calgary Trail and 51 Avenue, it offers excellent access to Whitemud Drive, Gateway Boulevard, and major arterial routes —making it ideal for businesses needing both visibility and logistical efficiency.

Whether for owner-user occupancy or creative redevelopment, this is a unique opportunity in one of Edmonton's most sought-after industrial corridors.

Its combination of location, infrastructure, and flexibility makes it a standout asset in today's commercial market.



View On Street



View On Maps

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PROPERTY DETAILS

Address	5613 103 A Street
Size	± 8,800 SF
Lot	± 1.23 Acres
Zoning	IM
Year Built	1956
Loading	Grade
Ceiling Height	18'
Power	400 AMP 600 V
Heating	Forced Air
Asking Price	\$2,390,000





CONTACT:

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