



**BUILD TO SUIT**

18,000-26,000 SF

## SHOWCASE INDUSTRIAL FOR LEASE

153XX 142 Street NW, Edmonton, AB

### Property Description

Fronting the main arterial 142nd Street, this property also benefits from full access via the to-be-constructed 153rd Avenue.

The City of Edmonton has plans to extend 153rd Avenue, further enhancing connectivity between Campbell Road and 142nd Street.

This strategic location places the Naki Transit Centre just a two-minute drive away and positions your business within walking distance of the upcoming Metro Line Northwest LRT station.

With easy access to both the Anthony Henday and Mark Messier Trail (Hwy 2), your establishment will be ideally situated as the final commercial stop before reaching residential neighbourhoods in the northwest.

**± 18,000-26,000 SF**  
PROJECT SIZE

**MARKET**  
ASKING RENT

**FALL 2026**  
AVAILABILITY

**RE/MAX**  
COMMERCIAL  
RE/MAX EXCELLENCE  
COMMERCIAL DIVISION

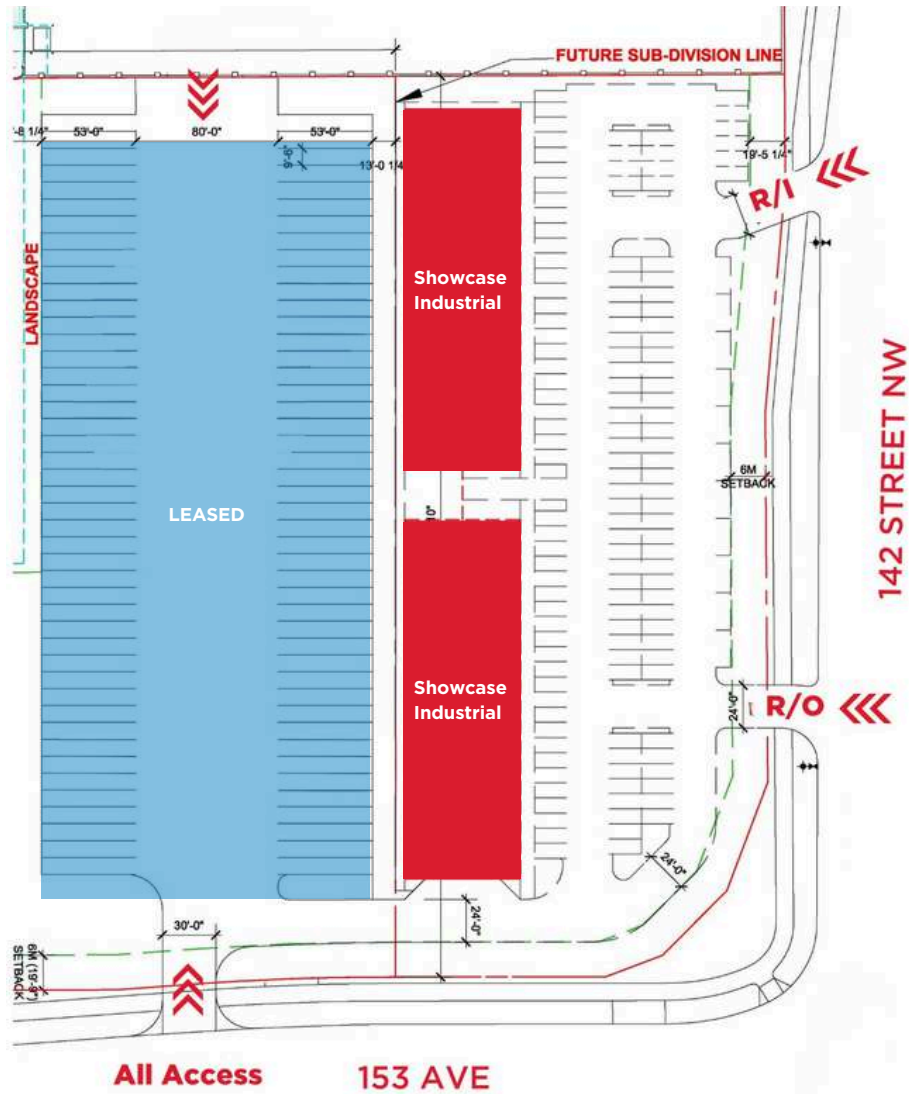


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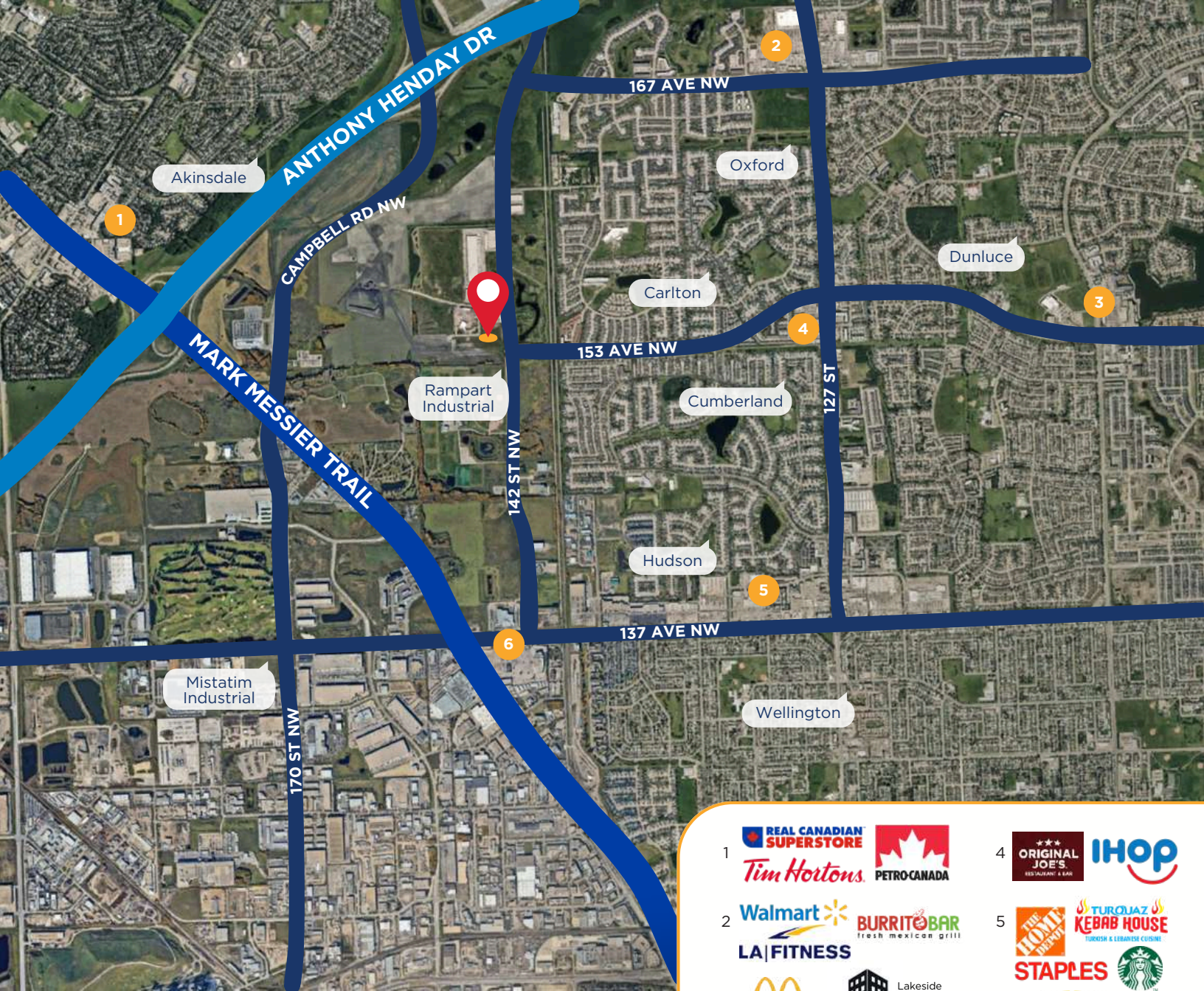
# CURRENT STRATEGY



Address	15415 144 Street NW, Edmonton AB
Future Address	153XX 142 Avenue NW
Legal	Easterly 2.5 Acres of Plan 2221265; Block 5; Lot 2
Project Size	± 18,000-26,000 SF
Zoning	Business Employment (formerly IB)
Asking Rent	Market
Operating Expenses	TBD
Availability:	Fall 2026

\*Although the site will be a maximum of 26,000 sf the configuration and size of the final rendering will be subject to tenancies secured and requirements therefor





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## CONTACT:

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