

SHOPPES AT CHAPPELLE CROSSING

6451 & 6453 Cartmell Place SW, Edmonton, Alberta T6W 4V4

For Sale/Lease



PROPERTY HIGHLIGHTS:

HIGH EXPOSURE. Two prime units for Sale/Lease in the Shoppes at Chappelle Crossing.

Building C
1187 SF Unit- \$682,525 (6451 Cartmell Place)
1446 SF Unit- \$831,450 (6453 Cartmell Place)
Base Rates Starting @ \$35.00/sqft

POSSESSION READY! Quick access to major highways. Don't miss this opportunity to join this bustling retail and professional community. Contact us today!

MLS®: E4331884

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Maxwell Polaris-Commercial
4107 99 Street
Edmonton, AB T6E 3N4
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Property Type

Transaction Type : For Sale/Lease
Community : Chappelle Community
Land Use/Zoning : CB2
Plan 2021910 Blk. 17 & 18
Year Built : 2020
Net Lease Rate SF/Annum : Starting @ \$35.00
Purchase : \$575.00 PSF
Condo Fee (Purchase) : \$4.50 PSF/annum
Subject Space : 1187 & 1446 SQ.FT.
Width : 22.00
Operating Costs: \$14.00EST PSF/annum
2022 Budget includes proportionate share of property taxes, building repairs, maintenance insurance, common area utilities and management fees



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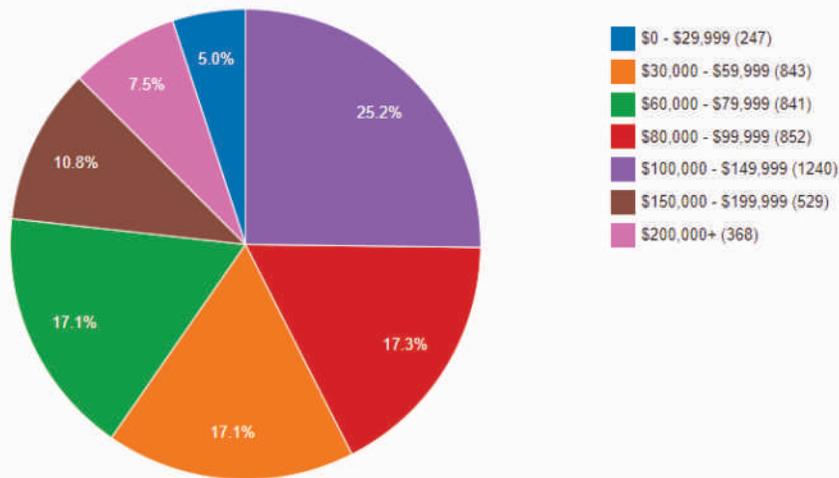
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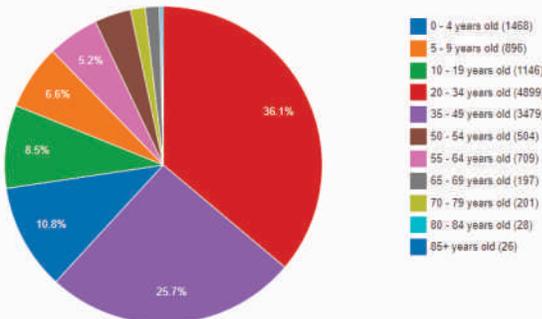
Household income

The combined gross income of all the members of a household who are 15 years old and older. Individuals do not have to be related to be considered members of the same household.



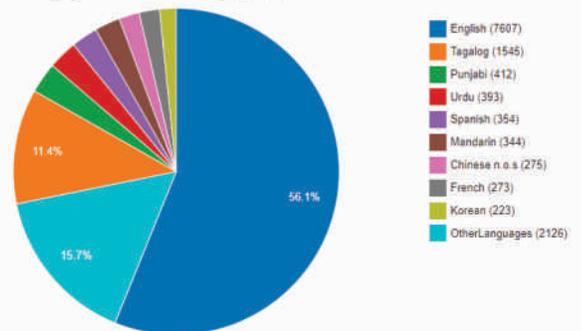
Population by Age Group

Population grouped according to age in the area containing the listing.



Languages

Self-identified first language or combination of languages spoken in the area.



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