

## \$0 - 14185 162 Avenue, Edmonton

MLS® #E4457846

**\$0**

0 Bedroom, 0.00 Bathroom,  
Industrial on 0.00 Acres

Carlton, Edmonton, AB

Lease up to 9233 SF of versatile retail, office, and warehouse space on the Spanning over 2 floors. This property unit is strategically located in the Rampart Industrial neighborhood. The surrounding area is characterized by commercial and industrial developments of varying ages, sizes, and uses, making it ideal for a wide range of potential uses. Over the recent years, this location has experienced remarkable growth, thanks to its easy accessibility to key roadways, enabling convenient travel within Edmonton and beyond. The subject property enjoys a favorable setting for diverse forms of light to medium industrial and commercial developments. To the west and south, you'll find Medium Industrial uses and Industrial Business establishments, while to the east lies the residential neighborhood of Carlton. Carlton can be conveniently accessed via 162 Avenue, which passes in front of the Subject Property. Asking \$14.00 a sqft on the main floor and \$8.00 sqft for the second floor.

Built in 2015

### Essential Information

MLS® #	E4457846
Bathrooms	0.00
Acres	0.00



Year Built	2015
Type	Industrial
Status	Active

### Community Information

Address	14185 162 Avenue
Area	Edmonton
Subdivision	Carlton
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6V 1H9

### Exterior

Exterior	Concrete
Construction	Concrete

### Additional Information

Date Listed	September 15th, 2025
Zoning	Zone 27

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on September 15th, 2025 at 3:48pm MDT