

MELTON BUILDING

10310 Jasper Avenue NW Edmonton AB

PROPERTY HIGHLIGHTS:

Gross Leasable Area	114,612 sf
2023 Operating Costs	Office: \$13.19 Retail: \$10.71
Floors	9
Floor Plate	13,000 sf
Year Built	1970

Avenue location

Prime Jasper Avenue location

Modern office space

with prominent Jasper



Direct LRT and major bus route acces



Onsite building management



Flexible HVAC hours



Main Floor Retail

Telus and Shaw High Speed Fibre Internet

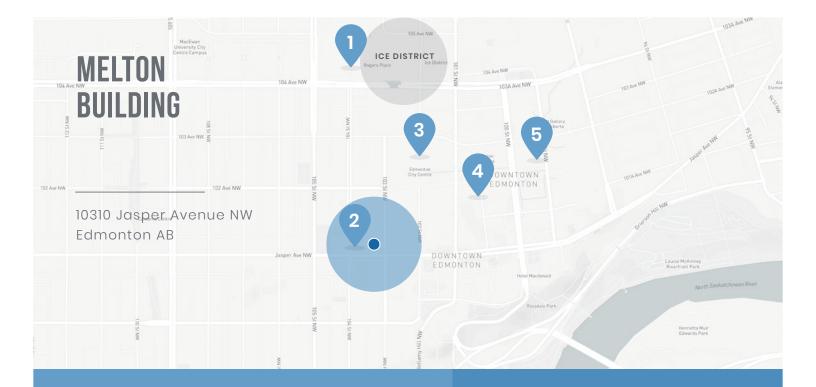


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LOCATION & NEARBY AMENITIES:

KEY LOCATIONS:

- 1. Rogers Place
- 2. Bay/Enterprise Square LRT Station
- 3. Edmonton City Centre Mall
- 4. Commerce Place
- 5. Churchill Square

MEL | CARE •

As a Melcor tenant, you can download our Customer Care App, MelCARE, and submit services requests in a snap.



30 MINUTE RESPONSE TIME



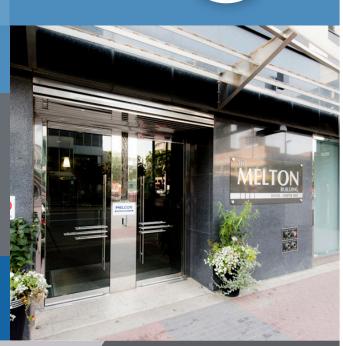
DRIVING TIMES:

Edmonton	International
Airport	

West Edmonton

32 minutes

24 minutes



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