



Stanley Buildings

11748 & 11748 Kingsway Avenue Edmonton, AB

Highlights

Near Kingsway Mall and Transit Centre

Freestanding buildings with dedicated parking

Amenities

Private outdoor amenity area

Adjacent surface parkade

Immediate Availability

Incoming Blatchford Community near by

Contact:

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MELCOR
melcor.ca

Stanley Buildings

11748 Kingsway Avenue Edmonton, AB



Availabilities

11748

2			
1		5,860 sf	

Asking Rent	Market Rent
Additional Rent	11748 - \$18.09 PSF (2026 est.) 11810 - \$14.87 PSF (2026 esf.)
TI	Suite dependent, contact agent
Amenities	Private outdoor amenity area
Available Parking	Adjacent grade parking
Parking Ratio	2 : 1,000
Availability	Immediate

11810

2			
1			

■ Available ■ Leased



Property Details



Asking Rent

Market Rent

Additional Rent

11748 - \$18.09 PSF (2026 est.)

11810 - \$14.87 PSF (2026 est.)

Parking

Adjacent above ground parkade

TIA

Suite dependent



On-site, professional building management by Melcor Developments



Walking score 66: Somewhat Walkable, some errands can be accomplished on foot



Transit Score 54: Good Transit. Many nearby public transportation options



Biking 44: Somewhat Bikeable. Minimal bike infrastructure



MelCARE: Experience our best-in class property management service

UNIT(S)

**AREA
(5858 SF)**

RECEPTION, OFFICES, CLASSROOMS AND A KITCHENETTE

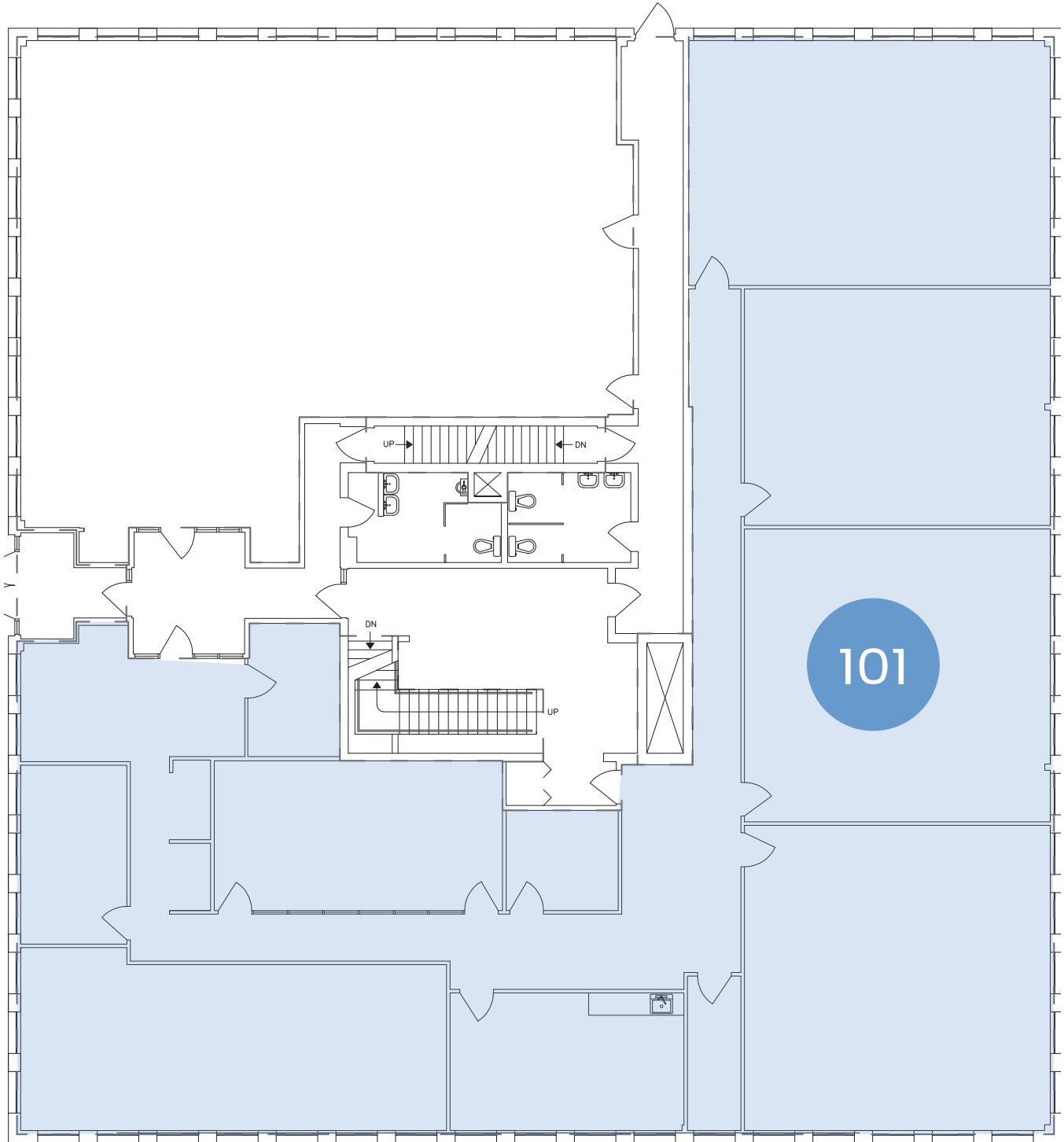
101

5,860

4 classrooms, kitchenette, reception and offices

11748 First Floor

SUITE 101 | 5,858 sq. ft.



Stanley Buildings

11748 Kingsway Avenue Edmonton, AB

Office | For Lease



ETS Stops

1 min walk



Kingsway Mall and Transit Centre

20 min walk (Walmart, Moxies,
McDonald's)



Kingsway Centre

9 min walk (Superstore,
Starbucks, Pho Hoan,
Pasteur)

Contact Us

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