

2,016 sf

Unit 104

1,440 sf

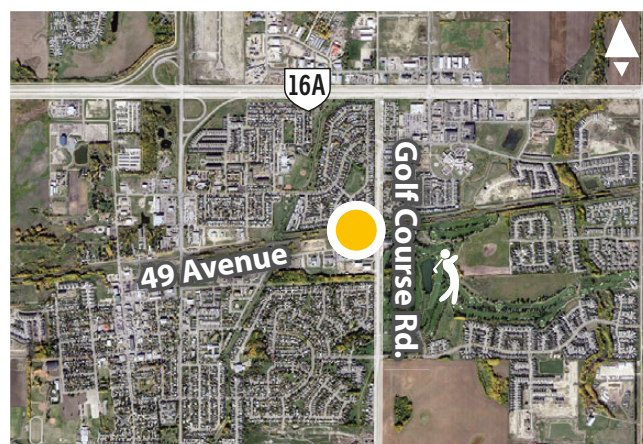
Unit 105



## RETAIL SPACE FOR LEASE

**The Junction Retail Centre**  
3805 49 Ave, Stony Plain

- » Busy intersection of Golf Course Rd and 49 Ave.
- » Ample parking.



FOR MORE  
INFORMATION OR  
TO VIEW, PLEASE  
CONTACT:

**Aline Schoepp**, ASSOCIATE

C: 780-910-6893

O: 780-463-3332

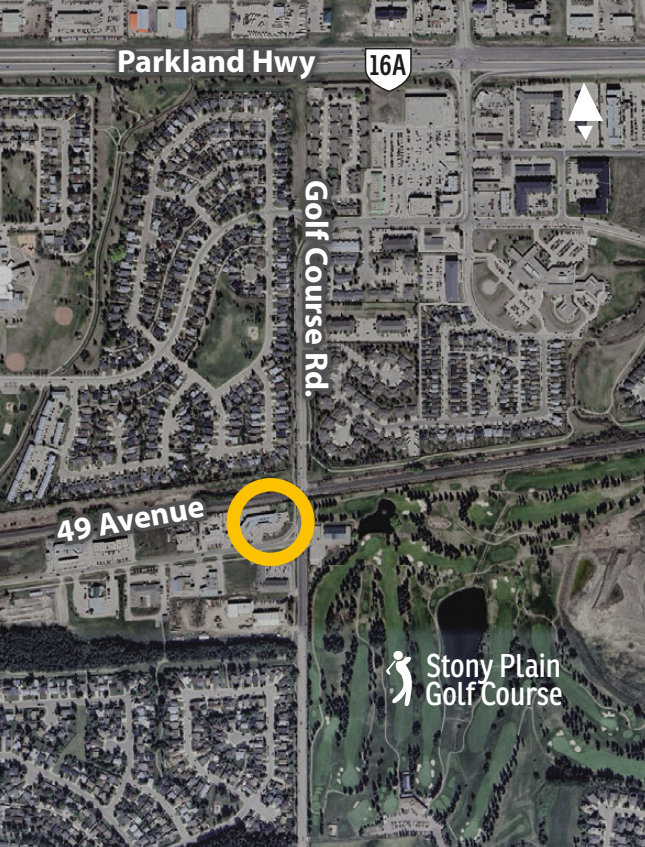
aschoepp@barclaystreet.com



**TCN**  
WORLDWIDE  
REAL ESTATE SERVICES

LOCAL  
EXPERTISE  
MATTERS





## LEASE INFORMATION

**MUNICIPAL ADDRESS::**  
3805 49 Avenue, Stony Plain, AB

**LEGAL:** Plan 9924049; Lot 3

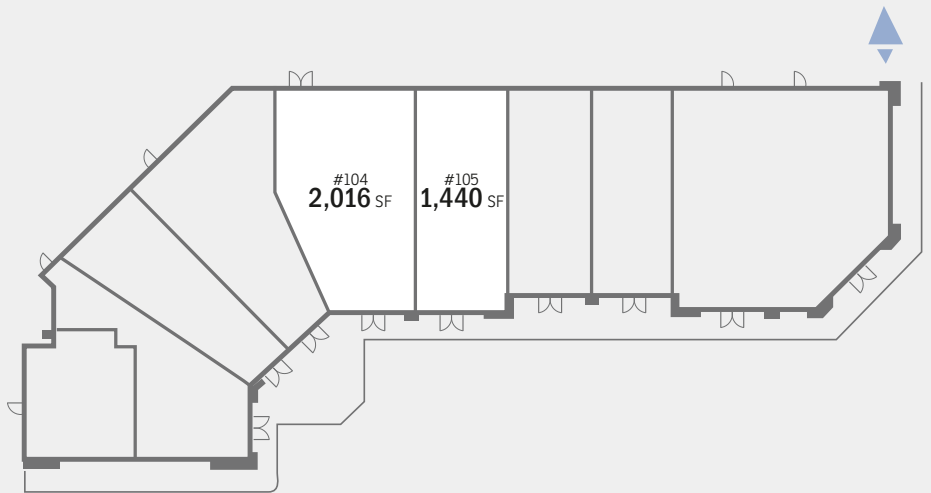
**ZONING:** C2 (Vehicle Oriented Commercial)

**AVAILABLE FOR LEASE:**  
2,016 sq. ft. – Unit 104  
1,440 sq. ft. – Unit 105

**AVAILABILITY:** Immediate

**ASKING RENT:** \$22.00 per sq. ft.

**OP COSTS:** \$7.25 per sq. ft. (2024)



Well-maintained building offering professional curb appeal • Ample parking



UNIT 104  
**2,016** SQ.FT.





UNIT 105  
**1,440** SQ.FT.



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