

# \$1,789,000 - 201 2920 Calgary Trail, Edmonton

MLS® #E4461992

**\$1,789,000**

0 Bedroom, 0.00 Bathroom,  
Office on 0.00 Acres

Calgary Trail South, Edmonton, AB

Professional Office Space Available for Sale/Lease. Spacious, well-designed, 2nd floor, bright & beautifully finished office located in a professional building w/ ample on-site & street parking. The building features an elevator & an impressive open staircase w/ glass railings for a modern touch. This secure unit incl 2 entrances to the common corridor, w/ an intercom for additional safety measures at the main. Public restrooms w/ passcode entry are conveniently located next door. This unit is thoughtfully built out w/ 15 private offices (most featuring windows), an impressive conference room w/ built-in speakers & elevated vaulted ceiling, kitchen, server/flex room, reception area, and coat closets. Also incl w/ the space, a separate extension w/ a fully fixtured studio room where approximately 50% of the walls feature large windows. A stunning turn-key, executive office w/ wraparound windows enhances the professional atmosphere - a great opportunity for professional, medical & admin use.

Built in 2008

## Essential Information

|            |             |
|------------|-------------|
| MLS® #     | E4461992    |
| Price      | \$1,789,000 |
| Lease Rate | \$25        |



|            |        |
|------------|--------|
| Bathrooms  | 0.00   |
| Acres      | 0.00   |
| Year Built | 2008   |
| Type       | Office |
| Status     | Active |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 201 2920 Calgary Trail |
| Area        | Edmonton               |
| Subdivision | Calgary Trail South    |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T6J 3B2                |

### Exterior

|              |          |
|--------------|----------|
| Exterior     | Concrete |
| Construction | Concrete |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 14th, 2025 |
| Days on Market | 1                  |
| Zoning         | Zone 41            |

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 October 15th, 2025 at 9:32am MDT