

### Property Map and Details

#### **Advanced Technology Centre (ATC) | 9650 - 20 Avenue NW | List Price \$4 million**

Built in 1987, ATC is an almost 50,000 sq ft multi-tenant office building on a 5.03 acre property. ATC has also been recognized for its architectural significance, winning the Canadian Architect Award of Excellence in 1986 and a Governor General's Award for Architecture in 1992. While it is not currently listed on the Inventory of Historic Resources, this building may be considered for inclusion in the inventory of historic resources in the future. The building is currently 61 per cent occupied with month-to-month tenants at market rate. ATC falls under the "Research Requirement Areas" as outlined in the Edmonton Research Park Development Standards and Design Guidelines Restrictive Covenant which only permits certain research uses.

#### **Research Centre One (RC1) | 9403 - 20 Avenue NW | List Price \$2.795 million**

Built in 1983, RC1 is a 40,000 sq ft multi-tenant industrial building on a 2.92 acre property. RC1 accommodates a mix of office, production and wet lab facilities that are set up for immediate operations. The building is currently 55 per cent occupied with short term tenants at market rates. RC1 falls under the "Research Requirement Areas" as outlined in the Edmonton Research Park Development Standards and Design Guidelines Restrictive Covenant which only permits certain research uses.

