REDDEE
PROPERTIES INC.



AVAILABLE NOW
NOVEMBER 2026

REDDEE PROPERTIES INC.

FOR LEASE

AGENTS PROTECTED
*Reddee Properties will compensate all brokers with full commission

Nov 2026

122, 21st Street East, Saskatoon, SK



2,373 SF Retail

- 20' ceiling heights
- 40' of window frontage
- 500 sf Mezzanine
- Full-time building operator
- Highest pedestrian count in the city
- Modern design with heritage appeal
- Move in ready for retail user

Occupancy Costs $10.50 PSF (est)
$30.00 / SF Net Lease Rate

150, 1st Ave South, Saskatoon, SK



3,000 SF Office/Retail

- Newly renovated ready to use retail or office space
- Full glass frontage for maximum exposure
- Prime location for foot traffic and parking
- Full-time building operator
- Great location opposite Midtown Plaza

Occupancy Costs $7.00 PSF (est)
$20.00 / SF Net Lease Rate

120, 21st Street East, Saskatoon, SK



1,493 SF Retail

- 20' ceiling heights
- 40' of window frontage
- Full-time building operator
- Highest pedestrian count in the city
- Modern design with heritage appeal
- Move in ready for retail user

Occupancy Costs $14.50 PSF (est)
$30.00 / SF Net Lease Rate

3211 Millar Ave, Saskatoon, SK



8,992 SF Warehouse/Office

- Three private offices, large reception area, showroom, parts room and boardroom
- Approximately 6,742 SF of warehouse space
- 14' x 14' grade-level overhead door
- 8' x 8' dock-level loading door
- 16,500 SF fenced compound
- Paved parking

Occupancy Costs $5.25 PSF (est)
$15.00 / SF Net Lease Rate

FOR LEASE - BRITISH COLUMBIA

1764 Kelly Douglas Road, Kamloops, BC



1.40 Acre Industrial Yard

- Large, level 1.40 Acre industrial yard
- Option to lease 172 sf - 2,000 sf office space with the yard
- Option to lease only 0.78 Acres
- Fully fenced with two 24' wide gates
- Direct access to TransCanada Highway
- Yard can be further demised into two smaller parcels

$1.35 / SF Net Lease Rate + NNN

1764 Kelly Douglas Road, Kamloops, BC



2nd Floor - 1,828 SF Office

- Modern office space with kitchen and storage room
- Direct access to TransCanada Highway
- Includes five paved parking stalls
- Option to Lease slot on 40ft Pylon Sign visible from the TransCanada Highway
- Option to Lease up to 1.4 Acres of Secure Yard Space

Occupancy Costs $5.00 PSF (est)
$12.00 / SF Net Lease Rate

1764 Kelly Douglas Road, Kamloops, BC



1,730 SF Office/Showroom

- Newly Renovated offices
- Polished concrete floors
- Large showroom with lots of natural light
- Direct access to TransCanada Highway
- Option to Lease slot on 40ft Pylon Sign visible from the TransCanada Highway
- Option to Lease up to 1.4 Acres of Secure Yard Space

Occupancy Costs $4.60 PSF (est)
$16.25 / SF Net Lease Rate

184 Adams Rd, Kelowna, BC



Unit 101 - 5,138 SF Office

- Well finished, high functioning modern office space
- Conveniently located in Reid's corner
- Can be combined with Unit 201

Occupancy Costs $4.90 PSF (est)
$12.00 / SF Net Lease Rate

184 Adams Rd, Kelowna, BC



Unit 201 - **9,172 SF Office/Warehouse**

- Well finished, high functioning modern office space
- 20' clear height warehouse with 2 - 12' bay doors
- Conveniently located in Reid's corner
- Can be combined with Unit 101

Occupancy Costs $4.90 PSF (est)
$13.50 / SF Net Lease Rate

LAND BANK - BUILD TO SUIT LOCATIONS

2421 Millar Ave, Saskatoon, SK



3.74 Acres Build to Suit Location

- Well-positioned site in Saskatoon's North Industrial Market
- Convenient proximity to Circle Drive and major transportation links
- Flexible build-to-suit options tailored to tenant needs

CALL FOR PRICING

225 Marquis Drive, Saskatoon, SK



3.05 Acres Build to Suit Location

- Direct access to Marquis Drive and major transportation routes
- High-visibility site with strong traffic exposure
- Customizable design to meet specific operational needs
- Excellent visibility for brand presence and tenant signage

CALL FOR PRICING

Corman Park Development, SK



465 Acres Build to Suit Location

- Exceptional opportunity for large-scale industrial or commercial development
- Residential development opportunity
- Ability to accommodate large-format facilities, heavy industrial users, or multi-building layouts
- Flexible build-to-suit options to support a wide range of tenant or developer requirements

CALL FOR PRICING

RECENT TRANSACTIONS

154, 1st Ave South, Saskatoon, SK
7,472 SF Office



13 Capital Circle, Corman Park, SK
20,000 SF Warehouse/Office/Shop



107, 701 Cynthia Street, Saskatoon, SK
1,000 SF Office/Retail



838 56th Street East, Saskatoon, SK
24,295 SF Warehouse and Office



201-2900 East Boundary Rd, West Kelowna, BC
3,500 SF Showroom/Warehouse



1776 Kelly Douglas Rd, Kamloops, BC
11,745 SF Warehouse



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