



Office Space for Rent in the Historic Brennan House

Genovese Trauma & PTSD Recovery is pleased to offer office space in the beautifully restored Heritage Brennan House, one of the first homes built in Glenora. This unique property blends the charm of a historic residence with modern renovations, creating a welcoming and professional environment for clients and colleagues alike.

Features of the Space

- **Prime Glenora Location** — Situated in one of Edmonton's most historic and high-end neighbourhoods, with convenient access to downtown, transit, shopping, and amenities—just three blocks from the new LRT station and steps from local favourites like The Colombian Coffee Bar and Vi's for Pies.
- **Renovated Therapy Rooms** — Bright, spacious rooms with heritage-style windows, abundant natural light, and soundproofing for privacy and comfort.
- **Inviting Common Areas** — A warm blend of heritage and industrial design, featuring a tastefully decorated waiting room with comfortable seating, natural finishes, and complimentary Keurig coffee, tea, and water for clients.
- **Professional Amenities** — WiFi, printing, scanning, fax, and secure shredding services included.
- **Client-Friendly Access** — Street-level entry, accessible front porch, and discreet side exit away from waiting areas.
- **Outdoor Appeal** — Landscaped gardens and private backyard spaces designed for tranquility. Common outdoor areas feature a wood pergola—perfect for enjoying coffee or a meal between sessions.
- **Ample Free Parking** — Convenient on-site and street parking available for clients and practitioners.
- **Enhanced Safety Features** — Each therapy room is equipped with a panic button for emergency support, along with a monitored alarm system and video surveillance to ensure a secure environment for clients and practitioners.
- **Secure Keypad Entry** — For your safety, the entrance is locked and opened with a keypad code.

Lease Options

- **4-Hour blocks recurring weekly (1 block $\approx$ 16 hrs/month)**
 - Morning: 8:00 AM – 12:00 PM
 - Afternoon: 12:30 PM – 4:30 PM
 - Evening: 5:00 PM – 9:00 PM
 - Regular rentals available Monday through Friday.
 - One 4 – hour block recurring weekly: \$350/month
 - More than one (1), 4 – hour block recurring weekly: \$250/month
 - Saturday availability is limited to full-day rentals only (no single blocks).
- **Full Day - \$450/month per day ($\approx$ 34 hrs/month)**
 - 8:00 AM – 4:30 PM (8.5 hours)
 - Best choice for steady daytime practices.
- **Extended Full Day - \$675/month per extended day ($\approx$ 52 hrs/month)**
 - 8:00 AM – 9:00 PM (13 hours)
 - Best value for clinicians who need evening availability.

Additional Costs

- **Damage deposit:** a refundable damage deposit equal to one month's rent is required at the start of the agreement. This deposit will be applied to the final month's rent when the renter ends their contract, provided the office is left in good condition.

Additional Benefits

- **Collaborative Community** – Join a collegial setting with opportunities for consultation and connection, including with the practice owner, a Registered Psychologist specializing in advanced trauma treatment.
- **Reduced-Cost Consultation Services** – Renters may access professional consultation at a discounted rate of **\$200/hour** (regularly \$235/hour), supporting both clinical growth and business development.
- **Weekly Cleaning Services** – Common areas and therapy rooms are maintained regularly so the space remains welcoming and client-ready.
- **Professional Setting** – Ideal for psychologists, counsellors, social workers, and allied health professionals.

Availability

- Tours begin **October 2025**
- Spaces available for occupancy by **November 2025**

For more information or to arrange a tour, please contact:

Maddalena Genovese, Registered Psychologist

Clinical Director & Practice Owner – Genovese Trauma and PTSD Recovery



maddigenovese@gmail.com



780.993.1824