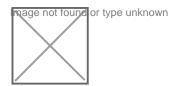


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

RETAIL FOR LEASE

Commercial Real Estate > Commercial Property for Lease



LocationGrande Prairie, Alberta

Listing ID: 27020

MLS ID: A2182397

\$2,900



△ JEFFREY WARKENTIN

(780) 296-5333

🗓 Royal LePage - The Realty Group

2 780-539-5771

103, 10635 West Side Drive , Grande Prairie , Alberta $\,$ T8V 8J4 $\,$

Transaction Type

For Lease

Title

Days On Market 200

Fee Simple

Lease Amount

2900.00

Lease Frequency

Monthly

Zoning

ΙB

Subdivision

Westside Park

Year Built

2004

Structure Type

Retail

Property Type

Commercial

Property Sub Type

Retail

Legal Plan 0324904

Building Area (Sq. Ft.)

1200.00

Building Area (Sq. M.)

111.48

Lot Size (Sq. Ft.)

20882

none

Lot Size (Acres)

0.48

Lot Features

Near Public Transit

Inclusions

Restrictions

Reports Landlord Approval None

What an opportunity! If you are looking for a smaller retail space in a high traffic, vibrant complex, then you need to check out this 1,200 sq.ft. unit. Most recently this space was set up for food service, outfitted with 2 washrooms, a dining area, service counter and a kitchen area. You can continue to use this space as a food service facility or convert it to a retail store, salon or office. Ready for immediate occupancy. Base Rent is \$2,900 month plus GST (\$29 sq.ft./annually). Additional Rents, including property tax is estimated at \$1,250 month plus GST (\$12.50 sq.ft./annually) for a total monthly cost of \$4,150 plus GST and utilities. Call your Real Estate Professional to arrange a viewing today! *Listing Associate is related to vendor

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