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## 9820 100 AVENUE FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location

Grande Prairie, Alberta

Listing ID:

27140

MLS ID: A2184190

\$3,400,000



**△** CORD SPERO

**(780)** 832-5880

RE/MAX Grande Prairie

**2** 780-538-4747

rM1

9820 100 Avenue, Grande Prairie, Alberta T8V 0T8

**Transaction Type** 

For Sale

**Days On Market** 

300

**Zoning** CC

Subdivision

Central Business District

**Building Type**Office Building

Year Built 1979

**Structure Type** 

Office

Property Type Commercial **Property Sub Type** 

Office

Legal Plan

1476BV

Building Area (Sq. Ft.)

26205.00

Building Area (Sq. M.)

2434.50

Lot Size (Sq. Ft.)

15707

Lot Size (Acres)

0.36

Inclusions

n/a

Restrictions Reports
None Known None

This is an incredible opportunity to purchase 26,205 SF of professional office space that has undergone a complete renovation in the heart of Grande Prairie. This former movie theater turned office, is a unique landmark property centrally located in the Grande Prairie area. It is currently being offered for sale at a fraction of the cost of new construction. The building has frontage exposure on 100 Avenue with 28 designated parking stalls and plenty of public parking in the vicinity. It is comprised of a spacious reception area, 32 designated offices, two boardrooms, staff lounge, two bull pen area's which can easily accommodate up to 26 additional work area's as your business continues to grow and a fully functional theater. This property literally has it all and should not be overlooked. Call your Commercial Realtor® today to book a showing.

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