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204, 10920 84 AVENUE FOR LEASE



Commercial Real Estate > Commercial Property for Lease

Location
Grande Prairie, Alberta



Listing ID:
28047


MLS ID:
A2127665

\$14



 **JORDAN MENZIES**
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 RE/MAX Grande Prairie
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 204, 10920 84 Avenue , Grande Prairie , Alberta T8V 6H2

Transaction Type For Lease	Days On Market 717	Lease Amount 14.00
Lease Frequency Annually	Zoning IB	Subdivision Richmond Industrial Park
Building Type Commercial Mix	Year Built 2007	Structure Type Mixed Use
Property Type Commercial	Property Sub Type Industrial	Building Area (Sq. Ft.) 3159.00
Building Area (Sq. M.) 293.48	Inclusions N/A	Restrictions Landlord Approval
Reports None		

3159 sq.ft. of office + Shop/Warehouse space available for lease. This space offers high-end modern interior finishing's with LED lighting, numerous windows, glass doors and much more which will present very well to your staff & clients. Current configuration offers 7-8 private offices, numerous exterior entrances, options for creating reception, boardrooms, kitchen area, etc. plus 28' x 55' shop space with 10' OHD. The property offers 6 dedicated parking stalls with the ability to rent additional parking stalls adjacent to the complex. This is a unique combination of office + shop/warehouse space which is hard to replicate in the Grande Prairie area and offers great visibility & access to 84th Avenue & Hwy.40. Base rent(\$14.00)=\$3685.5 + Net rent(\$8.92)=\$2348.19 Total Monthly Cost=\$6033.69 +GST. Power & Gas are billed back to tenant on a monthly basis. Call a Commercial Realtor today for further information or to arrange a private tour!!

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