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## 10512 100 AVENUE FOR SALE

Commercial Real Estate > Commercial Property for Sale





**Location**  
Grande Prairie, Alberta



**Listing ID:**  
28509


**MLS ID:**  
A2159381

**\$1,690,000**



 **GREG SHILLINGTON**  
 (780) 832-2922

 Grassroots Realty Group Ltd.  
 1-833-477-6687

 10512 100 Avenue , Grande Prairie , Alberta T8V 0V9

**Transaction Type**

For Sale

**Days On Market**

312

**Zoning**

CA

**Subdivision**

College Park

**Year Built**

2006

**Structure Type**

Retail

**Property Type**

Commercial

**Property Sub Type**

Retail

**Legal Plan**

2032BQ

**Building Area (Sq. Ft.)**

8500.00

**Building Area (Sq. M.)**

789.67

**Lot Size (Sq. Ft.)**

16800

**Lot Size (Acres)**

0.39

**Inclusions**

N/A

**Restrictions**

None Known

**Reports**

None

This is a prime opportunity to acquire a versatile 8,500 SF building on a major arterial road. Featuring excellent access, high visibility, flexible zoning, and ample parking—including an adjacent lot with 71 spaces—this property is well-suited for any type of business. Previously operating as a restaurant and bar, it is situated in a desirable location near popular spots like Tim Hortons, The Keg Steakhouse and Bar, and KFC, as well as two busy hotels. Additionally, it is just one block from Northwestern Polytechnic in the College Park subdivision. Properties like this are rarely available, so act fast. Contact your Commercial Realtor® today for more information or to schedule a viewing. This property is also available to lease. See MLS listing A2159382

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