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## 10109 97 AVENUE FOR LEASE

Commercial Real Estate > Commercial Property for Lease





**Location**  
Grande Prairie, Alberta



**Listing ID:**  
29648


**MLS ID:**  
A2199508

**\$10**



 **WAYNE LOCK**  
 (780) 831-7573

 RE/MAX Grande Prairie  
 780-538-4747

 10109 97 Avenue , Grande Prairie , Alberta T8V 0N5

<b>Transaction Type</b> For Lease	<b>Days On Market</b> 177	<b>Lease Amount</b> 10.00
<b>Lease Frequency</b> Annually	<b>Zoning</b> CT	<b>Subdivision</b> Central Business District
<b>Year Built</b> 1980	<b>Structure Type</b> Office	<b>Property Type</b> Commercial
<b>Property Sub Type</b> Office	<b>Legal Plan</b> 8315AK	<b>Building Area (Sq. Ft.)</b> 4438.00
<b>Building Area (Sq. M.)</b> 412.30	<b>Lot Size (Sq. Ft.)</b> 32234	<b>Lot Size (Acres)</b> 0.74
<b>Inclusions</b> NA	<b>Restrictions</b> None Known	<b>Reports</b> None

City centre office space for lease. Great second floor space. Approximately 11 offices and lots of storage rooms, 2 washrooms and a staff room / lunchroom. Basic Rent is \$10.00 PSF = \$3,698.33 + \$184.92 GST = \$3,883.25. Additional Rent is \$7.00 PSF (this includes utilities) = \$2,588.83 + \$129.44 GST = \$2,718.27. Total Monthly Rent Payment is \$6,601.52.

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