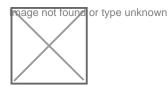


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## 112, 8930 111 STREET FOR LEASE

Commercial Real Estate > Commercial Property for Lease



**Location**Grande Prairie, Alberta

Listing ID: 29658

**MLS ID:** A2199131

\$14



AMANDA HENTGES

**(780)** 539-7131

□ CommVest Realty Ltd.

**2** 780-539-7131

rPr

112, 8930 111 Street , Grande Prairie , Alberta T8V 4W1

Transaction Type Days On Market Lease Amount

For Lease 117 14.00

Lease Frequency Zoning Subdivision

Monthly IG Richmond Industrial Park

Year Built Structure Type Property Type
1977 Industrial Commercial

Property Sub Type Legal Plan Building Area (Sq. Ft.)

Industrial 7722223 3600.00

Building Area (Sq. M.)ElectricHeating334.45Three PhaseOther,Radiant

Inclusions Restrictions Reports

N/A None Known Floor Plans, Plot Plan

Total Monthly Payment INCLUDING ALL UTILITIES \$ 5,694.00 + GST. FOR LEASE: SHOP: 3,600 +/- sq. ft. in multi-tenant 73,200 total +/- sq. ft. building on 5.96 acres. SHOP: 3,600 +/- sq. ft. (30'x120' +/-), one electrical-lift Overhead Door (16'x16'+/-), 200Amp, 120V, 3 phase, 4 wire, fluorescent lightning, sump, exhaust fan, overhead unit heater, one washroom, 16' clear ceiling height. PARKING: See Supplement Schedule A 2 of 2 - 25'x170' +/- ZONING: IG-General Industrial. LOCATION: Richmond Industrial Park. RENT: \$4,200.00/month (\$14.00/sq. ft.) + GST. BUDGETED NET COST: \$1,494/month (\$4.98/sq. ft.) + GST. UTILITIES: Included in net cost: Gas/Power/Water. AVAILABLE: Today! SUPPLEMENTS: Total Monthly Payment, Plot Plan. To obtain copies of SUPPLEMENTS not visible on this site please contact a REALTOR®. Measurements are +/- and must be confirmed by recipient prior to being relied upon. It is the tenant/buyers responsibility to ensure use of the property/building/space complies with municipal by-laws and zoning regulations. See https://cityofgp.com/city-government/bylaws-policies-procedures/bylaws/land-use-bylaw for more information.

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