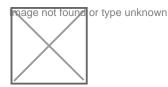


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

11427 98 AVENUE FOR LEASE

Commercial Real Estate > Commercial Property for Lease



LocationGrande Prairie, Alberta

Listing ID: 29838

MLS ID: A2203146

\$14



 $\stackrel{\triangle}{=}$ TIM BLAKE

2 (780) 897-8847

RE/MAX Grande Prairie

2 780-538-4747

rΩ

11427 98 Avenue, Grande Prairie, Alberta T8V 5S2

Transaction Type

For Lease

Days On Market

14.00

Lease Frequency

Annually

Zoning

IG

43

Subdivision

Lease Amount

Richmond Industrial Park

Building Type

Warehouse

Year Built 1979 Structure Type Industrial

Property Type Commercial **Property Sub Type**

Industrial

Legal Plan 7822679

Building Area (Sq. Ft.)

3141.00

Building Area (Sq. M.)

291.81

Electric

100 Amp Service

Cooling Central Air Heating

Overhead Heater(s), Forced Air, Natural

Gas

Inclusions

n/a

Restrictions
None Known

Reports None

This office and shop has it ALL! Great west end location and a newly renovated exterior gives your business a great look and lots of paved parking in front and rear. Retail frontage and Office and Shop with 14' Wide x 16' High Powered Overhead doors, AC and HIGH SPEED FIBRE internet. Nice big windows . Main floor features a open reception/showroom ,multiple offices, boardroom kitchenette , 2 bathrooms and shop bay. Upstairs has open office space and 1 bathroom. Base Rent= \$3664.50 plus Additional Rent of \$1096.73 for a Total Monthly Payment of \$4761.23 plus GST.

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