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## 11211 100 STREET FOR SALE

Commercial Real Estate > Commercial Property for Sale



**Location**  
Grande Prairie, Alberta



**Listing ID:**  
30943


**MLS ID:**  
A2230502

**\$999,999**



 **GREG DOBKO**  
 (780) 831-7822

 RE/MAX Grande Prairie  
 780-538-4747

 11211 100 Street , Grande Prairie , Alberta T8V 6P7

**Transaction Type**

For Sale

**Days On Market**

63

**Zoning**

CA

**Subdivision**

Central Business District

**Year Built**

1987

**Structure Type**

Industrial

**Property Type**

Commercial

**Property Sub Type**

Industrial

**Legal Plan**

5634HW

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

4173.00

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

387.68

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

14029

**Lot Size (Acres)**

0.32

**Inclusions**

NA

**Restrictions**

None Known

**Reports**

Leases

INVESTMENT OPPORTUNITY!! Here is a great well known property in the City Centre, with a long term client, who has a five year lease in place, expiring the end of May, 2029!! Mechanics shop on two lots. This building is 4,169 square feet and consists of reception area, washroom, mechanical area, a mezzanine with office, staff room and file storage. It has two 10' x 10' Sunshine OH Doors, one 10' x 10' insulated OH door, one 10' x 12' insulated OH door, one 10' x 12' Sunshine OH door and one 12' x 12' Sunshine OH door. 16' ceiling height in shop. Public paved parking lot in front. HIGH VISIBILITY LOCATION ON 100 STREET!!!

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