

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.

11601 101 AVENUE FOR LEASE

Commercial Real Estate > Commercial Property for Lease




Location
Grande Prairie, Alberta



Listing ID:
31435


MLS ID:
A2220399

\$34



 **CORD SPERO**
 (780) 832-5880

 RE/MAX Grande Prairie
 780-538-4747

 11601 101 Avenue , Grande Prairie , Alberta T8V 0Z1

Transaction Type For Lease	Title Fee Simple	Days On Market 188
Lease Amount 34.00	Lease Frequency Annually	Zoning CA - Arterial Commercial
Subdivision Westgate	Year Built 2014	Structure Type Retail
Property Type Commercial	Property Sub Type Retail	Legal Plan 0921877
Building Area (Sq. Ft.) 1550.00	Building Area (Sq. M.) 144.00	Inclusions n/a
Restrictions None Known	Reports None	

Prime 1,550 sq. ft. ground floor retail space located at the high-traffic corner of 100 Avenue (Highway 43) and 116 Street on Grande Prairie's growing west side. This exceptional location offers outstanding visibility and exposure, directly across from major anchors including Costco, Canadian Tire, McDonald's, the Delta Hotel, and more. The professionally managed building features ample on-site parking and a dedicated private entrance, making it an ideal space for businesses seeking both accessibility and a polished presence. Surrounded by medium- and high-density residential developments, this area benefits from steady foot and vehicle traffic throughout the day. Don't miss this opportunity to establish your business in one of the city's busiest and most recognizable commercial hubs. Contact your Commercial Realtor® today to arrange a viewing.

Disclaimer - It is your responsibility to perform the appropriate due diligence to verify information provided by users or third parties on this website or in subsequent interactions. For more information see our website's [Terms of Use](#).

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.