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INDUSTRIAL FOR LEASE

Commercial Real Estate > Commercial Property for Lease



Location
Grande Prairie, Alberta

Listing ID:
31651

MLS ID:
A2247091

\$11



 **AMANDA HENTGES**
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 CommVest Realty Ltd.
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Transaction Type	Title	Days On Market
For Lease	Fee Simple	190
Lease Amount	Lease Frequency	Zoning
11.00	Monthly	IG
Subdivision	Year Built	Structure Type
Richmond Industrial Park	1977	Industrial
Property Type	Property Sub Type	Legal Plan
Commercial	Industrial	7722223
Building Area (Sq. Ft.)	Building Area (Sq. M.)	Lot Size (Sq. Ft.)
5400.00	501.67	259617
Lot Size (Acres)	Inclusions	Restrictions
5.96	N/A	None Known

Reports

Floor Plans

Total Monthly Payment INCLUDES ALL UTILITIES \$7,317.00 + GST. FOR LEASE:SHOP: High Traffic Location, Easy access. 5,400 +/- sq.ft. in multi-tenant 72,725 sq.ft. building on 5.96 acres. SHOP: 5,400 sq.ft. +/- ("L" shaped), One electric lift overhead door (16'x16'), OFFICE: 10' 10" x 14'9" +/- Electrical: 200 Amp, 240/120V 3 Phase 4 wire, Fluorescent lighting, Sump, floor drain, Overhead unit heater, One large washroom w/shower and ceiling height 16' PARKING: Proportionate share, Limited parking on site, good radius bay access SIGNAGE: Above Man Door ZONING: IG-Industrial General LOCATION: Richmond Industrial Park RENT: \$4,950.00/month (\$11.00/sq.ft.) +GST Option: 6 month lease then month to month \$7,767.00/month (\$12.00/sq.ft.) + GST BUDGETED NET COSTS: \$2,367.00/month (\$5.26/sq.ft.) + GST. ALL UTILITIES INCLUDED In Net Costs: PWR/GAS/WTR AVAILABLE: Today! SUPPLEMENTS: Total Monthly Payment and Floor Plan. To view supplements not visible on this website contact Realtor®.

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