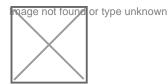


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## **103, 8715 109 STREET FOR SALE**

Commercial Real Estate > Commercial Property for Sale



**Location**Grande Prairie, Alberta

Listing ID: 31819

MLS ID: A2250842

\$499,900

Function Firs

**△** GREG SHILLINGTON

(780) 832-2922

Grassroots Realty Group Ltd.

**1-833-477-6687** 

rM:

103, 8715 109 Street , Grande Prairie , Alberta T8V 8H7

**Transaction Type** 

For Sale

**Days On Market** 

Zoning

ΙB

Subdivision

Richmond Industrial Park

**Building Type**Commercial Mix

Year Built 2008

Structure Type

Mixed Use

Property Type Commercial **Property Sub Type** 

Mixed Use

Legal Plan

0723356

Building Area (Sq. Ft.)

2000.00

Building Area (Sq. M.)

185.80

Lot Size (Sq. Ft.)

4413

Lot Size (Acres)

0.10

Inclusions

N/A

**Restrictions**None Known

Reports None

Amazing value for this well laid out commercial space. Inside you will find 2 floors, the first floor offers a waiting room, 2 offices, 2 washrooms, and a large open area that makes a great bullpen area for multiple employees. The rear of the building features a warehouse space with shop door. Upstairs you will find another office and a large open area to offer more open office space or work area. There is also a kitchen area with a third washroom. Situated off highway 40 and easy access makes this a great location and layout to locate your business. Immediate possession available.

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