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201, 9914 109 AVENUE FOR LEASE



Commercial Real Estate > Commercial Property for Lease



Location
Grande Prairie, Alberta



Listing ID:
32407


MLS ID:
A2259128

\$2,195



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

 RE/MAX Grande Prairie
 780-538-4747

 201, 9914 109 Avenue , Grande Prairie , Alberta T8V 1R6

Transaction Type For Lease	Days On Market 192	Lease Amount 2195.00
Lease Frequency Monthly	Subdivision VLA Montrose	Year Built 1979
Structure Type Office	Property Type Commercial	Property Sub Type Office
Building Area (Sq. Ft.) 1197.00	Building Area (Sq. M.) 111.20	Inclusions n/a
Restrictions None Known	Reports None	

A well-maintained and functional office space offering four private offices, a storage room, and a large open bullpen area—perfectly positioned in the heart of the city center. Clients will enjoy convenient front parking, while staff benefit from energized stalls at the rear. The common areas have been tastefully updated with new hallway carpets and tiled floors, giving the building a fresh, professional feel. Located on the second floor, this 1,197 sq. ft. unit provides privacy and a quiet workspace ideal for productivity. The all-inclusive monthly rate of \$2,195 plus GST covers utilities, snow removal, lawn maintenance, property taxes, and insurance, ensuring predictable operating costs with no hidden surprises. An excellent opportunity to secure affordable, professional office space in a prime central location—call your Commercial Realtor® today to arrange a viewing.

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