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106, 10071 120 AVENUE FOR LEASE



Commercial Real Estate > Commercial Property for Lease

Location
Grande Prairie, Alberta



Listing ID:
33101


MLS ID:
A2272840

\$19



 **GREG DOBKO**
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 106, 10071 120 Avenue , Grande Prairie , Alberta T8V 8H8

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|---|------------------------------------|---|
| Transaction Type For Lease | Days On Market 185 | Lease Amount 19.00 |
| Lease Frequency Annually | Zoning CA | Subdivision Northridge |
| Year Built 2004 | Structure Type Office | Property Type Commercial |
| Property Sub Type Office | Legal Plan 0224804 | Building Area (Sq. Ft.) 2366.00 |
| Building Area (Sq. M.) 219.81 | Lot Size (Sq. Ft.) 38427 | Lot Size (Acres) 0.88 |
| Inclusions NA | Restrictions None Known | Reports None |

Great office space with a bay in the back. Shop bay has large overhead door and a man door. Office area on the main floor consists of a nice reception / office area, bathroom, and two more office areas. one large and one smaller one. The second floor has a meeting room / lunch room with a kitchenette, a bathroom and another large office area that is open to the meeting / lunch room. This is a really great space in a great office area in Northridge. Close to restaurants, gas stations, bi-pass, grocery stores and many other type offices and retail outlets. Large parking lot. Basic Rent is \$19.00 PSF = \$3,746.17 + \$187.31 GST = \$3,933.48 Total Monthly Basic Rent. Additional Rent is \$7.51 PSF = \$1,480.72 + \$74.04 GST = \$1,554.76 Total Monthly Additional Rent. Total Monthly Payment Including GST = \$5,488.24. This office comes semi-furnished.

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