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## 206, 10920 84 FOR SALE

Commercial Real Estate > Commercial Property for Sale



**Location**  
Grande Prairie, Alberta

**Listing ID:**  
33344

**MLS ID:**  
A2275859

**\$424,000**



 **NIKK DEMERS**  
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 206, 10920 84 , Grande Prairie , Alberta T8V 6H2

<b>Transaction Type</b> For Sale	<b>Days On Market</b> 124	<b>Zoning</b> IB
<b>Subdivision</b> Richmond Industrial Park	<b>Building Type</b> Condo Complex	<b>Year Built</b> 2008
<b>Structure Type</b> Mixed Use	<b>Property Type</b> Commercial	<b>Property Sub Type</b> Mixed Use
<b>Legal Plan</b> 1023536	<b>Building Area (Sq. Ft.)</b> 1920.00	<b>Building Area (Sq. M.)</b> 178.37
<b>Commercial Amenities</b> Lunchroom	<b>Access to Property</b> Front and Rear Drive access,Public,Visual Exposure	<b>Inclusions</b> n/a
<b>Restrictions</b> Condo/Strata Approval,Restrictive Covenant-Building Design/Size	<b>Reports</b> None	

This high visibility commercial condo in Centre 84 is available for your growing business! This unit features a front showroom/reception area, featuring a wall of windows. There is separation from the rear 'working' area, which features a 10-foot overhead door, gas heater, 220V electrical plug-in as well as in-floor drain. You will also find two bathrooms and two storage rooms back here. Upstairs is developed to be open and bright, with one private office and a kitchen area with fridge, sink and plenty of cupboard space. There is potential to close in more office spaces, or create open-air cubicles. This space next door, unit #207, is also available for sale and offers a wide open shop space. Consider purchasing both units to allow space for your growing business! Contact your trusted Realtor today to schedule a viewing.

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