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## 102, 8301 99 STREET FOR LEASE



Commercial Real Estate > Commercial Property for Lease

**Location**  
Clairmont, Alberta



**Listing ID:**  
33984

**MLS ID:**  
A2284899

**\$10**



 **MITCH KOLL**  
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 102, 8301 99 Street , Clairmont , Alberta T8X 5B1

<b>Transaction Type</b> For Lease	<b>Title</b> Fee Simple	<b>Days On Market</b> 121
<b>Lease Amount</b> 10.00	<b>Lease Frequency</b> Annually	<b>Zoning</b> RM-4
<b>Subdivision</b> N/A	<b>Building Type</b> Commercial Mix,Office Building,See Remarks	<b>Year Built</b> 2012
<b>Structure Type</b> Office	<b>Property Type</b> Commercial	<b>Property Sub Type</b> Mixed Use
<b>Legal Plan</b> 1424296	<b>Building Area (Sq. Ft.)</b> 6160.00	<b>Building Area (Sq. M.)</b> 572.28
<b>Roof</b> Asphalt	<b>Foundation</b> Poured Concrete	<b>Cooling</b> Central Air
<b>Heating</b> Forced Air,Natural Gas	<b>Commercial Amenities</b> Parking-Extra	<b>Access to Property</b> On Major Traffic Route,Paved Road
<b>Inclusions</b> None	<b>Restrictions</b> See Remarks	<b>Reports</b> None

The Clairmont Travel Centre Plaza is located at the busiest intersection in the County Of Grande Prairie with traffic counts of 20,000+ vehicles per day. This building can accommodate spaces from 1245-6160 sq.ft. Ample parking, National anchor tenants in McDonald's, Shell Gas, Liquor Store, and Quiznos. Offers easy access in & out to 99St. The opportunity to secure a rock bottom lease rate on a quality lease space on whole building will allow you to take your business/operations to the next level. Call a commercial Realtor today to inquire about the possibilities this space can offer you.

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