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10520 96 AVENUE FOR LEASE

Commercial Real Estate > Commercial Property for Lease





Location
Grande Prairie, Alberta



Listing ID:
35121


MLS ID:
A2308037

\$14



 **AMANDA HENTGES**
 (780) 539-7131

 CommVest Realty Ltd.
 780-539-7131

 10520 96 Avenue , Grande Prairie , Alberta T8V 5S2

Transaction Type For Lease	Subdivision College Park	Year Built 1979
Structure Type Industrial	Property Type Commercial	Property Sub Type Industrial
Building Area (Sq. Ft.) 2178.00	Building Area (Sq. M.) 202.34	Inclusions N/A
Restrictions None Known	Reports Floor Plans	

Total Monthly Payment \$3,267.00 + gst. FOR LEASE: Shop/Office, Easy Access 2,178. sq.ft. in multi-tenant building on 2.23 acres. Shop 33'x66', one 14'x12' overhead door, LED/fluorescent lighting, Tin walls/ceiling, Sump, Radiant Heat, one washroom, clear ceiling height 14'. 2nd floor office/mezz (22'x12' +/-). PARKING: Proportionate Share, SIGNAGE: on man door, ZONING: IG-General Industrial, LOCATION: College Park, RENT: \$2,541.00 (\$14/sq.ft.) + gst, NET COSTS \$726.00 (\$4/sq.ft.) + gst. UTILITIES: Tenant Pays Power/Gas. Water-Included in Net Costs. AVAILABLE: June 1, 2026. To obtain copies of SUPPLEMENTS not visible on this site please contact REALTOR®

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