

The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

103, 9405 100 STREET FOR LEASE



Commercial Real Estate > Commercial Property for Lease



Location
Grande Prairie, Alberta



Listing ID:
35424


MLS ID:
A2314877

\$18



 **WAYNE LOCK**
 (780) 831-7573

 RE/MAX Grande Prairie
 780-538-4747

 103, 9405 100 Street , Grande Prairie , Alberta T8V 4M9

Transaction Type For Lease	Title Fee Simple	Days On Market 14
Lease Amount 18.00	Lease Frequency Annually	Zoning CT
Subdivision Highland Park	Year Built 1976	Structure Type Office
Property Type Commercial	Property Sub Type Office	Legal Plan 8021188
Building Area (Sq. Ft.) 3136.00	Building Area (Sq. M.) 291.34	Lot Size (Sq. Ft.) 32669
Lot Size (Acres) 0.75	Inclusions NA	Restrictions None Known
Reports None		

Excellent office location with high traffic visibility, in an attractive space on 100th Street!! 3,136 square feet available for lease. Includes a nice reception area, a couple of offices, storage rooms, bathroom, and a large open space that the current tenant has set up bull pens. Large paved parking lot. Great signage available for lease for new tenant. Basic Rent is \$18.00 PSF = \$4,704.00 Per Month. Additional Rent is \$4.80 PSF = \$1,254.40 Per Month. Total Monthly Rent Payment = \$5,958.84 + \$297.92 GST = \$6,256.76. Tenant is responsible for their own utilities. Space will be available August 1, 2026.

Disclaimer - It is your responsibility to perform the appropriate due diligence to verify information provided by users or third parties on this website or in subsequent interactions. For more information see our website's [Terms of Use](#).

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.