

11040 78 Avenue
Grande Prairie, Alberta

MLS # A2013657



\$16 per sq.ft.

Division: Richmond Industrial Park

Type: Industrial

Bus. Type: -

Sale/Lease: For Lease

Bldg. Name: -

Bus. Name: -

Size: 10,850 sq.ft.

Zoning: IG

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: None

Rare find! High quality building on 3.08 acres with easy access to Highway 40 and 84 Avenue. Approx. 5000 sq ft office space with 12+ offices, kitchen, boardroom, 2 washrooms, large parts/storage/work space. 62'x70.5' shop with 3 drive through bays. Shop and office renovation has just been completed. Huge fenced yard and plenty of paved energized parking. Basic Rent \$14,466.67/mo. Additional rent estimated at \$5,125/mo. This is a one of a kind property with so much yard and parking space - available immediately.