

# \$13 - 107, 8715 109 Street, Grande Prairie

MLS® #A2178194

**\$13**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Richmond Industrial Park, Grande Prairie,  
Alberta

This versatile 3190 Sq Ft SHOP/OFFICE is located in the very desirable Richmond industrial park, just off very busy 108 Street (Highway 40). Lots of paved parking front and back in this well managed business condo complex. Private offices and open work spaces with bathrooms on both main level and upstairs. Shop bay measures 22' W x 32' L' and has a large powered 12' W x 14' H overhead door. Well equipped with 225 amp three phase electric service plus floor drain. Base Rent is \$3455.83 per month plus Additional Rent of \$1519.96 for a Total Monthly Payment of \$4975.79 plus GST. Rent includes water/sewer and snow removal. This space is also available for Sale (MLS A2178197) or Rent to Own.

Built in 2008

## Essential Information

MLS® #	A2178194
Price	\$13
Bathrooms	0.00
Acres	0.00
Year Built	2008
Type	Commercial
Sub-Type	Industrial
Status	Active

## Community Information



Address	107, 8715 109 Street
Subdivision	Richmond Industrial Park
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V 8H7

### **Interior**

Heating	Forced Air, Natural Gas
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### **Additional Information**

Date Listed	November 12th, 2024
Days on Market	121
Zoning	IB

### **Listing Details**

Listing Office	RE/MAX Grande Prairie
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