

# \$12 - 11309 98 Avenue, Grande Prairie

MLS® #A2192210

**\$12**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Richmond Industrial Park, Grande Prairie,  
Alberta

2 Bay End unit shop / office with ample parking in front back and side of building in Richmond Industrial Park. Shop is 58' long and has a 16' H x 14' W" OH door and a 14' x 14" OH door in the back of the shop as well as a 14' H x 12' W side OH door. All overhead doors are powered . There is additional storage on the 780 Sq Ft mezzanine. Shop also features floor drain, sink and water line to back shop. Paved parking in front and side of building. The office has been recently renovated and has reception and 2 private offices plus AC . There are bathrooms in both shop and office. Base Rent is \$3200/month plus Additional Rent of \$1562.11/month for a Total of \$4762.11 plus GST.

Built in 1979

## Essential Information

MLS® #	A2192210
Price	\$12
Bathrooms	0.00
Acres	0.00
Year Built	1979
Type	Commercial
Sub-Type	Industrial
Status	Active

## Community Information



Address	11309 98 Avenue
Subdivision	Richmond Industrial Park
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V5A5

### **Interior**

Heating	Natural Gas
Cooling	Central Air

### **Additional Information**

Date Listed	February 12th, 2025
Days on Market	55
Zoning	IG

### **Listing Details**

Listing Office	RE/MAX Grande Prairie
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