

\$13 - 110, 8715 109 Street, Grande Prairie

MLS® #A2185686

\$13

0 Bedroom, 0.00 Bathroom,
Commercial on 0.00 Acres

Richmond Industrial Park, Grande Prairie,
Alberta

FOR LEASE:SHOP/MN FLR/2ND
FLR/OFC/CONDO: 2,760 +/- sq.ft. in multi
tenant condo. SHOP: 1,380 +/- sq.ft. (23'x60'
+/-), one manual lift OHD (12'x14'), 100A/3
phase, fluorescent lighting, sump, OH unit
heater, one washroom and 16' clear ceiling
height MN FLR OFC: 690 +/- sq.ft.(23'x30'),
vinyl composite tile floors, painted walls, t-bar
ceiling, fluorescent lighting, a/c & one
washroom 2ND FLR OFC: 690 +/-
sq.ft.(23'x30'), vinyl flrs, painted walls, t-bar
ceiling, fluorescent ltg, a/c, & one washroom
PARKING: Proportionate share ZONING: IG-
General Ind. LOCATION: Richmond Ind.
RENT:\$2,990.00/mo (\$13/sq.ft.) + GST 2025
BUDGETED NET COSTS:\$1,283.33/mo
(\$5.58/sq.ft.) + GST CONDO
FEE:\$385.00/mo + GST UTILITIES: Paid
direct by tenant: GAS/PWR/WTR
AVAILABLE: immediate
SUPPLEMENTS: Total Monthly Payment &
Floor Plan. To obtain copies of
SUPPLEMENTS not visible on this site please
contact REALTOR®.

Built in 2008

Essential Information

MLS® #	A2185686
Price	\$13
Bathrooms	0.00



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Acres	0.00
Year Built	2008
Type	Commercial
Sub-Type	Industrial
Status	Active

Community Information

Address	110, 8715 109 Street
Subdivision	Richmond Industrial Park
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V 8H7

Interior

Heating	Natural Gas
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Additional Information

Date Listed	January 6th, 2025
Days on Market	110

Listing Details

Listing Office	CommVest Realty Ltd.
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