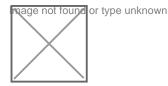


The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

14424 97 STREET FOR LEASE

Commercial Real Estate > Commercial Property for Lease



LocationClairmont, Alberta

Listing ID: 26671

MLS ID: A2160760

\$11,000



△ CORD SPERO

(780) 832-5880

RE/MAX Grande Prairie

2 780-538-4747

14424 97 Street , Clairmont , Alberta T8V 7B7

Transaction Type

For Lease

Days On Market

11000.00

Lease Amount

Lease Frequency

Annually

Zoning RM-2 Subdivision NONE

Year Built

2002

Structure Type

Industrial

Property Type Commercial

Property Sub Type

Industrial

Legal Plan

9620476

Building Area (Sq. Ft.)

5300.00

Building Area (Sq. M.)

492.38

Lot Size (Sq. Ft.)

179902

Lot Size (Acres)

4.13

Construction Type

Wood Frame

Inclusions n/a Restrictions
None Known

Reports

None

This property offering a total of 5,300-square-foot of office and shop space which is located on a fully fenced and graveled 4.13-acre yard, with two approaches. The main building consists of a 40' by 80' shop with one pull-thru bay and three 16' by 16' overhead doors. It is an ideal fit for any company needing a large yard for storage or operations and a small but clean and functional shop and office space that doesn't break the bank. The building features large overhead doors, in-floor & radiant heat, a lunchroom for the staff, and a tool crib. It is all sitting on a generous and well-laid out yard offering ample turning radius, yard lights, and power on the fence. The office area includes a reception, five offices, and a boardroom. Additional Rent is estimated at \$5.50 PSF. Contact your Commercial Realtor® today for a viewing.

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