



Heating:
Floors:
Roof:
Exterior:
Water:
Sewer:
Inclusions:

None

207, 10605 West Side Drive Grande Prairie, Alberta

MLS # A2208809



\$22 per sq.ft.

| Division: | Westside Park | |
|-------------|----------------|---|
| Type: | Office | |
| Bus. Type: | - | |
| Sale/Lease: | For Lease | |
| Bldg. Name: | - | |
| Bus. Name: | - | |
| Size: | 1,050 sq.ft. | |
| Zoning: | - | |
| | Addl. Cost: | - |
| | Based on Year: | - |
| | Utilities: | - |
| | Parking: | - |
| | Lot Size: | - |
| | Lot Feat: | - |
| | | |

Desirable office space in West Side Plaza has plenty to offer! Lots of parking and an upscale, well maintained building in an excellent location near 108 Street (Bypass/Highway 40) and 100 Avenue. 1150 sq ft consists of bright open reception & lobby, 3 offices, coffee bar kitchen area and washroom. Immediate possession available! Basic rent is \$22.00 x 1050 sq ft = \$1,925 + \$96.25 GST = \$2,021.25/mo. Additional Rent is \$1,124.38 + \$56.22 GST = \$1,180.60/mo. Total Monthly Rent Payment is \$3,201.85/mo. Property management, taxes, heat, water, garbage, recycling, parking lot and landscape maintenance, snow removal are all included. Pylon signage available for additional \$250/mo.