

Heating: Floors: Roof:

Exterior:

Water:

Sewer:

Inclusions:

-

-

-

-

N/A

780-814-1090 admin@mylifestyleagents.ca

200, 9805 97 Street Grande Prairie, Alberta

MLS # A2209450



\$20 per sq.ft.

	Division:	Central Business District
	Туре:	Office
	Bus. Type:	-
	Sale/Lease:	For Lease
	Bldg. Name:	-
	Bus. Name:	-
	Size:	6,000 sq.ft.
	Zoning:	-
		Addl. Cost:
		Based on Year: -
		Utilities: -
		Parking: -
		Lot Size: -
		Lot Feat: -

Unlock the potential of your business with this exceptional 6,000 sq.ft office space, available for lease in a highly accessible and professional commercial building. Perfectly suited for a wide range of professional services, this expansive suite offers a well-appointed, turnkey layout designed for productivity and comfort. The space includes 22 offices (including 5 double/partner sizes offices), 3 boardroom-sized spaces, interview room, 4 washrooms, staff/lunchroom, and a spacious reception area. There are large windows allowing for lots of light. Located in a well-maintained building with excellent curb appeal and parking, and an elevator, this property offers both functionality and prestige. Whether you're expanding your operations or establishing a new headquarters, this space is ready for immediate occupancy. Schedule a tour today and discover how this professional space can support your business success. Lease rate \$20.00/sf= \$10,000 + GST /mo. Additional rent includes condo fees, property tax, insurance and water \$4,544.24/mo. Total Rent =\$14,544 plus utilities & tenant insurance.