

\$1,229,000 - 102,103,106 & 201 -203, 10126 97 Avenue, Grande Prairie

MLS® #A2161743

\$1,229,000

0 Bedroom, 0.00 Bathroom, 7,524 sqft
Office on 0.00 Acres

Central Business District, Grande Prairie, Alberta

Exceptional 7,524 Sq. Ft. 2-storey Commercial Office Space for SaleUnlock endless potential with this impressive 7,524 sq. ft. 2-storey commercial office building strategically designed for flexibility and business growth. Featuring six individual legal units, this property offers a unique opportunity to customize and subdivide spaces to suit a variety of business needs. The main floor welcomes you with a spacious reception area, 12 private offices, two washrooms, multiple large storage/file rooms, and a conference room ideal for meetings and collaborations. On the second floor, you'll find 11 private offices, an open-concept bullpen work area, a kitchenette, four additional washrooms, and ample storage, all illuminated by natural light from numerous large windows. With its adaptable layout and potential for subdividing, this property is an ideal choice for businesses seeking versatile, strategic office space. Conveniently located with easy access to major transportation routes and essential amenities, this office space is perfectly positioned to meet the diverse needs of any growing business. \$163 per square foot. Don't miss out on this rare opportunity—contact your commercial REALTOR today to schedule a private tour and discover how this dynamic space can elevate your business! (id:6289)



Built in 2001

Essential Information

Listing #	A2161743
Price	\$1,229,000
Bathrooms	0.00
Square Footage	7,524
Acres	0.00
Year Built	2001
Type	Office
Sub-Type	Condominium/Strata

Community Information

Address	102,103,106 & 201 -203, 10126 97 Avenue
Subdivision	Central Business District
City	Grande Prairie
Province	Alberta
Postal Code	T8V7X6

Amenities

Features	Visual exposure
Parking Spaces	25

Interior

Heating	Natural gas Forced air
Cooling	Central air conditioning

Exterior

Exterior	Stone, Vinyl siding
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office	RE/MAX Grande Prairie
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