



GRASSROOTS
REALTY GROUP

1-833-477-6687
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109, 6902 98 Street
Clairmont, Alberta

MLS # A2250243



\$14 per sq.ft.

Division:	N/A
Type:	Industrial
Bus. Type:	Industrial
Sale/Lease:	For Lease
Bldg. Name:	Crossroads Business Park
Bus. Name:	-
Size:	3,102 sq.ft.
Zoning:	RM-4

Heating:	Natural Gas	Addl. Cost:	-
Floors:	-	Based on Year:	-
Roof:	Rubber	Utilities:	Electricity, Phone
Exterior:	-	Parking:	-
Water:	-	Lot Size:	3.06 Acres
Sewer:	-	Lot Feat:	Corner Lot
Inclusions:	NA		

For Lease. Comes with 650 sq ft of office space and 2452 sq ft of shop space, 12 x 16 ft overhead door, A/C in offices. Basic rent \$3,748.25 per month plus triple net costs of \$1,719.03 per month for a Total Monthly Payment of \$5,467.28 plus GST, power & gas.