



**GRASSROOTS**  
REALTY GROUP

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**#201, 202, & 203, 10126 97 Avenue  
Grande Prairie, Alberta**

**MLS # A2257497**



**\$10 per sq.ft.**

**Division:** Central Business District

**Type:** Office

**Bus. Type:** -

**Sale/Lease:** For Lease

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 3,992 sq.ft.

**Zoning:** CC

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** -

**Sewer:** -

**Lot Feat:** -

**Inclusions:** N/A

CLASS "A" OFFICE SPACE FOR LEASE. This property offers ultimate flexibility to lease 3,992 sq.ft. of 2nd floor office space in a well situated central business district location. This space offered for lease is for an individually titled office condo unit offering 13 offices, open bullpen or reception area & 3 washrooms. The complex offers elevator access, great parking options, good signage and exposure to 97th Ave. and a nice mix of professional tenants. Schedule a private tour with your commercial REALTOR today.