



11201 100 Avenue
Grande Prairie, Alberta

MLS # A2287101



\$10 per sq.ft.

Division: Richmond Industrial Park

Type: Retail

Bus. Type: -

Sale/Lease: For Lease

Bldg. Name: Paradise Inn

Bus. Name: -

Size: 5,400 sq.ft.

Zoning: -

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: -

Sewer: -

Lot Feat: -

Inclusions: none

5400 sqft of open space, currently a blank space for you to create the ideal space for your business in a high-traffic area in one of Grande Prairie's busiest Iconic Hotels, The Paradise Inn, located on one of the busiest Streets in vibrant Grande Prairie, Alberta. Located at the southwest corner of the Complex, this space features 3 entry doors and is approximately 60' wide and 90' deep. Previously used as a restaurant and bar, there is a bathroom and kitchen plumbing and an existing cooler in the far east end of the space, with Entry points directly from the parking lot on the south, west and north sides of the Space. Zoned CA Arterial Commercial District, which allows many uses from Brewery, Health Care to Retail and many uses in between. This property is listed at \$10/ sqft plus triple NET from the blank slate space, but for additional cost and a long-term lease, the owner is willing to renovate to suit your needs!