



GRASSROOTS
REALTY GROUP

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10131 102 Avenue
Grande Prairie, Alberta

MLS # A1255468



\$224,900

Division: Central Business District

Type: Mixed Use

Bus. Type: Mixed

Sale/Lease: For Sale

Bldg. Name: -

Bus. Name: -

Size: 778 sq.ft.

Zoning: CC

Heating: Forced Air

Floors: -

Roof: Metal

Exterior: Mixed

Water: -

Sewer: -

Inclusions: n/a

Addl. Cost: -

Based on Year: -

Utilities: -

Parking: -

Lot Size: 0.09 Acre

Lot Feat: Back Lane, Low Maintenance Landscape

Fresh esthetician tenant now in place waiting for a new owner to pay rent to! Or what start up business do you have in mind? 102 Street adjacent allows north, south access with Muskoseepi Park and trail system in view! Nice walking distance from Farmers Market, office spaces and the downtown core. There's a bathroom with shower. Wheelchair accessible entrance with ramp out front, alley access parking spaces out back, plenty of curb parking too. Low maintenance landscaping. A business operator may apply to the City about residing in-place at the property!