



GRASSROOTS
REALTY GROUP

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107, 7001 98 Street
Clairmont, Alberta

MLS # A2141201



\$14 per sq.ft.

Division:	NONE
Type:	Industrial
Bus. Type:	Industrial
Sale/Lease:	For Lease
Bldg. Name:	CrossRoads Business Park Building 3
Bus. Name:	-
Size:	3,695 sq.ft.
Zoning:	RM2

Heating:	-	Addl. Cost:	-
Floors:	-	Based on Year:	-
Roof:	-	Utilities:	-
Exterior:	-	Parking:	-
Water:	-	Lot Size:	3.40 Acres
Sewer:	-	Lot Feat:	-
Inclusions:	NA		

3,695 Sq Ft space includes two offices, reception and a bathroom upfront, and a wide open bay in rear. 16' x 12' Over Head Door. Shared fenced compound in the rear with electric gates. Basic Rent - \$4,464.79 + \$223.24 GST= \$4,688.03. Additional Rent - \$5.84 PSF = \$1,798.23 + \$89.91 = \$1,888.14. Total Monthly rent payment \$6,576.17.