



**GRASSROOTS**  
REALTY GROUP

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105, 10126 120 Avenue  
Grande Prairie, Alberta

MLS # A2162978



**\$240,000**

Division: Northridge

Type: Office

Bus. Type: -

Sale/Lease: For Sale

Bldg. Name: -

Bus. Name: -

Size: 1,041 sq.ft.

Zoning: CA

Heating: -

Addl. Cost: -

Floors: -

Based on Year: -

Roof: -

Utilities: -

Exterior: -

Parking: -

Water: -

Lot Size: 0.10 Acre

Sewer: -

Lot Feat: -

Inclusions: N/A

FANTASTIC main floor office space in a high traffic, high visibility location in the Northridge Business Center! This is a great place for you business with 5 offices and a boardroom as well as a good sized reception area out front. The boardroom could also be used as a 6th office if desired. There is also a small kitchen/coffee area and a bathroom as well as a utility room inside. Outside, it sits on a bus route, close to food, shopping and all amenities for a quick stop on your lunch break. Just a block from two very busy roads for ease of access. Can be combined with adjacent unit 106 (MLS# A2163447) for an additional 1154 sqft if desired. To view, contact your Commercial Realtor and have a look!