



**GRASSROOTS**  
REALTY GROUP

1-833-477-6687  
aloha@grassrootsrealty.ca

109A, 7002 98 Street  
Clairmont, Alberta

MLS # A2168644



**\$14 per sq.ft.**

Division:	N/A
Type:	Industrial
Bus. Type:	Industrial
Sale/Lease:	For Lease
Bldg. Name:	Cross Roads Business Park
Bus. Name:	-
Size:	1,360 sq.ft.
Zoning:	RM-2

Heating:	-	Addl. Cost:	-
Floors:	-	Based on Year:	-
Roof:	-	Utilities:	Electricity, Phone
Exterior:	-	Parking:	-
Water:	-	Lot Size:	2.11 Acres
Sewer:	-	Lot Feat:	-
Inclusions:	NA		

Available for lease. 1360 Square feet of office space. Lease rate \$14.50 per sq ft. = \$1,643.33 per month plus GST \$82.17 = \$1,725.50. Additional rent: \$6.65 PSF = \$753.67 per month plus GST \$37.68 = \$791.35. Total obligation = \$2,516.85 (includes GST) plus water, gas , & power.