

# \$10 - 11, 8802 112 Street, Grande Prairie

MLS® #A2253861

## \$10

0 Bedroom, 0.00 Bathroom,  
Commercial on 3.70 Acres

Richmond Industrial Park, Grande Prairie,  
Alberta

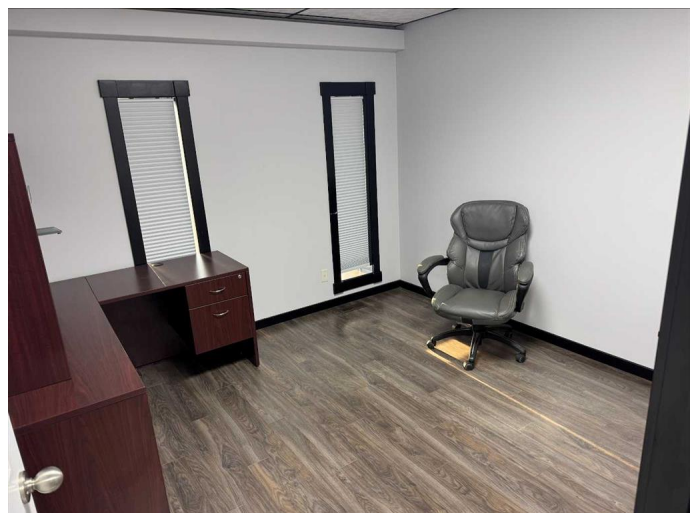
For Lease: Awesome 2 storey office space with approximately 2,484 square feet of office space and a 2,000 square foot bay. Landlord is only charging for 3,384 square feet when there is actually over 4,400 square feet! How's that for an amazing deal!!! Main floor is set up nicely with a large reception area, offices, board room & 2 bathrooms and the second floor has 5 offices and a large meeting room. Nice laminate flooring upstairs and ceramic tile on main floor show room. Basic Rent: \$2,820.00 plus GST (\$141.00) = \$2,961.00 and Additional rent is \$4.00 PSF = \$1,128.00 plus GST (\$56.40) = \$1,184.40. Total monthly payment of \$4,145.40. The exterior of this building was renovated a couple years back and has very attractive street appeal!!

Built in 1980

## Essential Information

|            |            |
|------------|------------|
| MLS® #     | A2253861   |
| Price      | \$10       |
| Bathrooms  | 0.00       |
| Acres      | 3.70       |
| Year Built | 1980       |
| Type       | Commercial |
| Sub-Type   | Industrial |
| Status     | Active     |

## Community Information



|             |                          |
|-------------|--------------------------|
| Address     | 11, 8802 112 Street      |
| Subdivision | Richmond Industrial Park |
| City        | Grande Prairie           |
| County      | Grande Prairie           |
| Province    | Alberta                  |
| Postal Code | T8V 6A4                  |

### Interior

|         |              |
|---------|--------------|
| Heating | Space Heater |
|---------|--------------|

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 3rd, 2025 |
| Days on Market | 13                  |
| Zoning         | IG                  |

### Listing Details

|                |                       |
|----------------|-----------------------|
| Listing Office | RE/MAX Grande Prairie |
|----------------|-----------------------|

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