

# \$599,000 - 102, 103, & 106, 10126 97 Avenue, Grande Prairie

MLS® #A2093079

**\$599,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Central Business District., Grande Prairie,  
Alberta

CLASS "A" OFFICE SPACE FOR SALE. This property offers ultimate flexibility to acquire 3532 sq.ft. of main floor office space in a well-situated central business district location. This listing encapsulates 3 individually titled condo units currently offering 10 offices, 2 washrooms, numerous options for open workspace, multiple entrance options and much more. The complex provides ample parking, prominent signage visibility along 97th Ave, and a diverse mix of professional tenants. This unit is offered at an exceptional value, priced significantly below the appraised rate at just \$170+/- per sq. ft. Call a Commercial Realtor today to acquire additional property information and arrange a private tour!!

Built in 2001

## Essential Information

MLS® #	A2093079
Price	\$599,000
Bathrooms	0.00
Acres	0.00
Year Built	2001
Type	Commercial
Sub-Type	Office
Status	Active

## Community Information



Address	102, 103, & 106, 10126 97 Avenue
Subdivision	Central Business District.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V 7X6

### **Additional Information**

Date Listed	November 13th, 2023
Days on Market	522
Zoning	CC

### **Listing Details**

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

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.