

14204 93 Street  
Rural Grande Prairie No. 1, County of, Alberta

MLS # A2151050



**\$16 per sq.ft.**

**Division:** Highway 43 East Industrial Park

**Type:** Industrial

**Bus. Type:** -

**Sale/Lease:** For Lease

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 10,000 sq.ft.

**Zoning:** RM-2

**Heating:** Radiant

**Floors:** -

**Roof:** -

**Exterior:** Metal Frame

**Water:** -

**Sewer:** -

**Inclusions:** n/a

**Addl. Cost:** -

**Based on Year:** -

**Utilities:** -

**Parking:** -

**Lot Size:** 3.00 Acres

**Lot Feat:** -

This 10,000 SF space situated in a multi-tenant property features two 100 ft pull-through bays, a 50 ft wash-bay, and a 60 ft stub-bay. There are four offices, a reception area, and a large mezzanine area for storage or the space could be utilized as a lunch room for the team. The building boasts of 400 amp 240V 3-phase power, radiant heat, municipal water services (holding tank pumps to municipal sewer), and seven 14'W by 16'H overhead doors. The large fenced and graveled yard ensures security with plenty of room for equipment. To book a showing or for more information call your local Commercial Realtor&reg;.