

# \$14 - 103, 10901 100 Street, Grande Prairie

MLS® #A2223342

**\$14**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.24 Acres

VLA Montrose, Grande Prairie, Alberta

Total Monthly Payment \$1,263.31 + GST  
FOR LEASE-OFFICE on MAIN High Traffic  
Location/Corner Lot, Excellent Exposure. 732  
sq.ft. +/- in 6,855 sq. ft. +/- Multi tenant  
building with LOTS of windows, Fibre Optic  
cable to the building.

OFFICE: 732 sq. ft. +/-, two private offices and  
large reception, storage room, carpet  
tile/ceramic tile, freshly painted drywall walls,  
fluorescent lighting, T-bar ceiling, one  
wheelchair accessible washroom, forced air  
heating, a/c

SIGNAGE: pylon sign over main door

PARKING: Paved/ proportionate share

ZONING: CA-arterial commercial.

LOCATION: City Centre.

RENT: \$854.00 (\$14.00/sq. ft.) + GST

NET COST: \$409.31(\$6.71/sq. ft.) + GST

UTILITIES: PWR: billed through QPM,

WTR/GAS: tenant pays

DATE AVAILABLE: Today!

SUPPLEMENTS: Total Monthly Payment,  
Floor Plan. To obtain copies of

SUPPLEMENTS not available on this site  
please contact REALTOR®.



Built in 1980

## Essential Information

MLS® # A2223342

Price \$14

Bathrooms 0.00

Acres	0.24
Year Built	1980
Type	Commercial
Sub-Type	Office
Status	Active

### Community Information

Address	103, 10901 100 Street
Subdivision	VLA Montrose
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V 2M9

### Exterior

Lot Description	Paved
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### Additional Information

Date Listed	May 21st, 2025
Days on Market	11
Zoning	CA

### Listing Details

Listing Office	CommVest Realty Ltd.
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