

108-3, 9804 100 Avenue  
Grande Prairie, Alberta

MLS # A2087339



**\$495 per month**

**Division:** NONE

**Type:** Office

**Bus. Type:** -

**Sale/Lease:** For Lease

**Bldg. Name:** Cooperators Square

**Bus. Name:** -

**Size:** 120 sq.ft.

**Zoning:** -

**Addl. Cost:** -

**Based on Year:** -

**Utilities:** -

**Parking:** -

**Lot Size:** -

**Lot Feat:** -

**Heating:** -

**Floors:** -

**Roof:** -

**Exterior:** -

**Water:** -

**Sewer:** -

**Inclusions:** N/A

**COMMERCIAL OFFICE SPACE FOR LEASE IN PROFESSIONAL BUILDING.** All-inclusive / No operating costs. Ideal for small businesses seeking a great location with all-amenities-access. \$495/mo. **FEATURES** Large window with natural light, Shared lobby area for waiting room or common area. Located on high traffic corner lot offering excellent visual exposure for your business. Signage in windows allowed. Shared boardroom (by appointment) with seating up to 15. Community kitchen with fridge, microwave, coffee pot, kettle, cupboard space and sitting area. **INCLUDED** Electricity, Heat, Water/Sewer, Air Conditioning, Security Monitoring, Common area janitorial, Maintenance. **OPTIONAL** paid underground parking!! Multiple offices available in building.