

# \$8 - 104, 11037 92 Avenue, Grande Prairie

MLS® #A2182769

**\$8**

0 Bedroom, 0.00 Bathroom,  
Commercial on 1.95 Acres

Richmond Industrial Park, Grande Prairie,  
Alberta

DOCK HEIGHT BAYS: Total Monthly Payment  
One Year Lease \$2,396.24 + GST OR Month  
to Month \$2,590.74 + GST DOCK HEIGHT  
SHOP FOR LEASE: 2,334 +/- sq.ft. (24'x95'  
+/-) in multi-tenant 17,480 sq.ft. building on  
1.95 acres. Two (10'x8') overhead doors at  
dock level, fluorescent lighting, concrete floor,  
overhead unit heater. PARKING: 22' x 40' with  
good radius for bay access, gravel ZONING:  
IG - General Industrial LOCATION: Richmond  
Industrial Park RENT: \$1,556.00/month  
(\$8.00 sq. ft.) + GST 2025 BUDGETED NET  
COSTS: \$840.24/month (\$4.32 sq. ft.) + GST  
UTILITIES: GAS and PWR billed through  
QPM, WTR Included in NET COSTS.

AVAILABLE: Today! SUPPLEMENTS: Total  
Monthly Payment, Plot Plan. To obtain copies  
of SUPPLEMENTS not on this site please  
contact REALTOR®. Measurements are +/-  
and must be confirmed by recipient prior to  
being relied upon. It is the tenant/buyers  
responsibility to ensure use of the  
property/building/space complies with  
municipal by-laws and zoning regulations.  
See  
<https://cityofgp.com/city-government/bylaws-policies-procedures/bylaws/land-use-bylaw> for  
more information.

Built in 1975

## Essential Information



MLS® #	A2182769
Price	\$8
Bathrooms	0.00
Acres	1.95
Year Built	1975
Type	Commercial
Sub-Type	Warehouse
Status	Active

### Community Information

Address	104, 11037 92 Avenue
Subdivision	Richmond Industrial Park
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V 3J3

### Amenities

Utilities	Natural Gas Not Paid, Electricity Not Paid For, Water Paid For
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### Interior

Heating	Other
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### Additional Information

Date Listed	December 9th, 2024
Days on Market	252
Zoning	IG

### Listing Details

Listing Office	CommVest Realty Ltd.
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