



DON'T GAMBLE WITH YOUR HOME.  
**RE/MAX JACK**  
OUELLETTE  
ASSOCIATE

780-831-7725  
jackadmin@gpremax.com

Bay 2 or 3 or 4 or 5, 10166 120 Avenue  
Grande Prairie, Alberta

MLS # A2257532



NORTHRIDGE BUSINESS CENTRE -

\$28 per sq.ft.

Heating:	-	Addl. Cost:	-
Floors:	-	Based on Year:	-
Roof:	-	Utilities:	-
Exterior:	-	Parking:	-
Water:	-	Lot Size:	1.07 Acres
Sewer:	-	Lot Feat:	-
Inclusions:	NA		

Offered for lease. Newly constructed office building in Northridge Business Centre. This is a building that will be ready for you to design and construct an interior to fit your needs. All on ground level. Lots of parking. Ideal space for an office, doctor's office, bank, or retail. Easy street to access. Will be great street appeal!! There are 5 bays and the entire space may be leased or one, two, three or four bays. This space is for 1,371 square feet and is an individual bay (Bay # 2,3,4 or 5 one of these). Basic Rent is \$28.00 PSF. 1,371 sq ft - \$3,199.00 + \$159.95 GST = \$3,358.95 (Total Monthly Basic Rent). Additional Rent - \$9.00 PSF (Estimate) = \$1,028.25 + \$51.41 GST = \$1,079.66 (Total Monthly Additional Rent). Total Monthly Rent Payment - \$4,438.61.