

# \$22 - 207, 10605 West Side Drive, Grande Prairie

MLS® #A2208809

## \$22

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Westside Park., Grande Prairie, Alberta

Desirable office space in West Side Plaza has plenty to offer! Lots of parking and an upscale, well maintained building in an excellent location near 108 Street (Bypass/Highway 40) and 100 Avenue. 1150 sq ft consists of bright open reception & lobby, 3 offices, coffee bar kitchen area and washroom. Immediate possession available! Basic rent is \$22.00 x 1050 sq ft = \$1,925 + \$96.25 GST = \$2,021.25/mo. Additional Rent is \$1,124.38 + \$56.22 GST = \$1,180.60/mo. Total Monthly Rent Payment is \$3,201.85/mo. Property management, taxes, heat, water, garbage, recycling, parking lot and landscape maintenance, snow removal are all included. Pylon signage available for additional \$250/mo.

Built in 2005

## Essential Information

|            |            |
|------------|------------|
| MLS® #     | A2208809   |
| Price      | \$22       |
| Bathrooms  | 0.00       |
| Acres      | 0.00       |
| Year Built | 2005       |
| Type       | Commercial |
| Sub-Type   | Office     |
| Status     | Active     |

## Community Information



|             |                            |
|-------------|----------------------------|
| Address     | 207, 10605 West Side Drive |
| Subdivision | Westside Park.             |
| City        | Grande Prairie             |
| County      | Grande Prairie             |
| Province    | Alberta                    |
| Postal Code | T8V 8E6                    |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 23rd, 2025 |
| Days on Market | 1                |

### **Listing Details**

|                |                       |
|----------------|-----------------------|
| Listing Office | RE/MAX Grande Prairie |
|----------------|-----------------------|

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