# TALLON JEBB

### 780-814-1126 tallon@tallonjebb.ca

#### 205, 8801 Resources Road Grande Prairie, Alberta

#### MLS # A2192431



Heating: Floors: Roof:

**Exterior:** 

Water:

Sewer:

Inclusions:

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N/A

## \$159,900

	Division:	Railtown
	Туре:	Office
	Bus. Type:	-
	Sale/Lease:	For Sale
	Bldg. Name:	-
-	Bus. Name:	-
	Size:	915 sq.ft.
and the second	Zoning:	CA
		Addl. Cost:
		Based on Year: -
		Utilities: -
		Parking: -
		Lot Size: -
		Lot Feat: -

NEW PRICE=NEW OPPORTUNITY!! 915sq.ft. of partially developed Second-Floor Space in Railtown offering High Exposure Location. A fantastic opportunity to design your ideal professional space, office, personal services or studio that fits your needs exactly. This unit features large windows, high ceilings, and great exposure off Resources Road, a high-traffic area that offers excellent visibility for your business. The complex offers good parking & signage options and the price point is well below replacement value. The space is currently part of four individual units that could be combined in different configurations to fit your needs with up to 4266sq.ft of space over two-floors. Don't miss out on this versatile space in a sought-after commercial area! For more details or to schedule a viewing, contact a Commercial realtor today.