

# \$17 - 101, 7001 98 Street, Clairmont

MLS® #A2168642

**\$17**

0 Bedroom, 0.00 Bathroom,  
Commercial on 3.40 Acres

N/A, Clairmont, Alberta

Lease for \$16.50 per sq ft foot. Probably best suited for a large showroom up front, Counter space in middle with shop space in the back! Located in Crossroads Business Park. All leasehold improvements in place. Excellent end of building location with lots of windows. Good parking. Basic Rent: \$5,286.88. OP Costs are \$5.93PSF. \$1,900.07 = Total monthly payment: \$7,186.95 plus gst, power and gas.

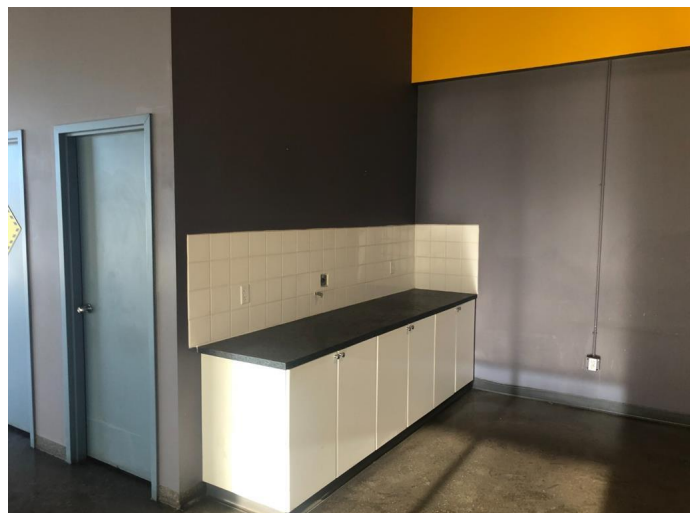
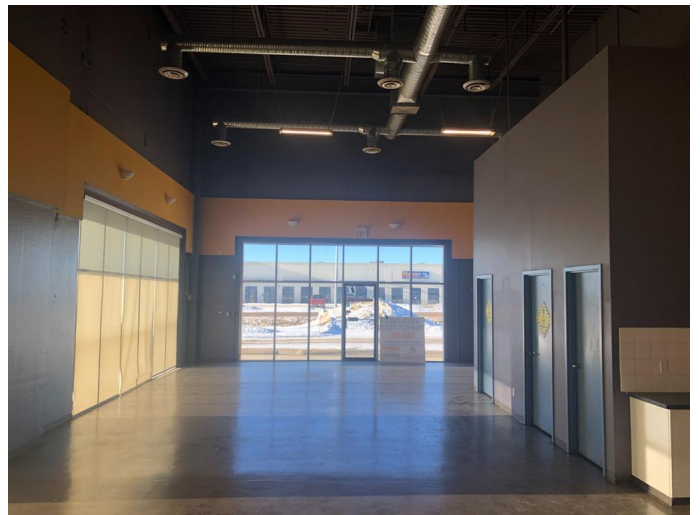
Built in 2009

## Essential Information

MLS® #	A2168642
Price	\$17
Bathrooms	0.00
Acres	3.40
Year Built	2009
Type	Commercial
Sub-Type	Mixed Use
Status	Active

## Community Information

Address	101, 7001 98 Street
Subdivision	N/A
City	Clairmont
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T8X 5A1



**Additional Information**

Date Listed	September 25th, 2024
Days on Market	331
Zoning	RM2

**Listing Details**

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

Data is supplied by Pillar 9â„¸ MLSÂ® System. Pillar 9â„¸ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¸. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.