# \$224,900 - 101, 9856 97 Avenue, Grande Prairie

MLS® #A2196164

### \$224,900

0 Bedroom, 0.00 Bathroom, Commercial on 0.00 Acres

Central Business District., Grande Prairie, Alberta

Own Your Future in This Stylish Commercial Condo! Immediate possession available! Step into a bright, contemporary 2-storey corner unit in the sought-after Station 2000. This meticulously maintained space offers a flexible layout, perfect for your growing business. Featuring 5 private offices (easily expandable to 7+ workstations), fresh paint, and updated lighting, you'll find a professional and inviting atmosphere. The main level boasts a welcoming reception area, kitchenette, 2 offices and ample storage, while the upper level showcases stunning hardwood floors, expansive windows, and 3 offices including a huge versatile 13x22ft office suite with built-in desk and cabinets. Enjoy the convenience of worry-free ownership with condo fees covering all exterior maintenance, snow removal, and more. Stop paying rent and invest in your business's success today!

Built in 2000

### **Essential Information**

MLS® # A2196164 Price \$224,900

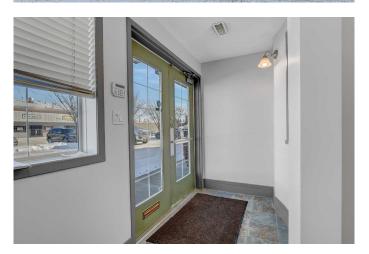
Bathrooms 0.00 Acres 0.00 Year Built 2000

Type Commercial

Sub-Type Office







Status Active

# **Community Information**

Address 101, 9856 97 Avenue

Subdivision Central Business District.

City Grande Prairie
County Grande Prairie

Province Alberta

Postal Code T8V 7K2

#### **Additional Information**

Date Listed February 25th, 2025

Days on Market 71

Zoning CC

## **Listing Details**

Listing Office Royal LePage - The Realty Group

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