

# \$278,500 - 103b, 10055 120 Avenue, Grande Prairie

MLS® #A2136628

**\$278,500**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Northridge., Grande Prairie, Alberta

**PRICE REDUCED – BEST VALUE IN GP!**

This bright, modern, and highly functional 1,431 sq. ft. ground-floor office is listed \$42,900 below its assessed value!! Move-in ready with quick possession available.

Located in the highly accessible Northridge Business Park, this space offers easy entry, ample parking, and a professional environment that enhances productivity. Designed for efficiency and flexibility, the office includes:

- Spacious, welcoming reception area with a built-in desk

- Six private offices, including one with a dedicated file room and overhead storage

- Interior windows throughout to maximize natural light and eliminate the “cubicle” feel

- Kitchen with dishwasher and space for a board table – ideal for meetings or staff lunches

- Double-entry doors with large closet and a convenient drop box

- Generous storage space to keep operations organized

- Comfortable lounge area for breaks or casual meetings

This is a prime opportunity to secure a cheerful, professional, and adaptable workspace at an unbeatable value. Compare and see – nothing else offers this combination of price, quality, and convenience.

Book your showing today!

Built in 2012



## Essential Information

MLS® #	A2136628
Price	\$278,500
Bathrooms	0.00
Acres	0.00
Year Built	2012
Type	Commercial
Sub-Type	Office
Status	Active

## Community Information

Address	103b, 10055 120 Avenue
Subdivision	Northridge.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V 8H8

## Additional Information

Date Listed	May 30th, 2024
Days on Market	384
Zoning	CA

## Listing Details

Listing Office	Better Homes and Gardens Real Estate Approved Properties
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