

# \$15 - 103 & 104, 7001 98 Street, Clairmont

MLS® #A2141174

## \$15

0 Bedroom, 0.00 Bathroom,  
Commercial on 3.40 Acres

NONE, Clairmont, Alberta

7373 Sq Ft space includes a large reception area, four offices and two bathrooms and two industrial bays in rear. 16' x 12' Over Head Doors. Fenced off storage area in the back yard. Shared compound with electric gates. Basic Rent - \$8,909.04 + \$445.45 GST = \$9,354.49. Additional Rent - \$5.84 PSF = \$3,588.19 + \$179.41 = \$3,767.60. Total Monthly rent payment \$13,122.09.

Built in 2009

## Essential Information

|            |            |
|------------|------------|
| MLS® #     | A2141174   |
| Price      | \$15       |
| Bathrooms  | 0.00       |
| Acres      | 3.40       |
| Year Built | 2009       |
| Type       | Commercial |
| Sub-Type   | Industrial |
| Status     | Active     |

## Community Information

|             |                                 |
|-------------|---------------------------------|
| Address     | 103 & 104, 7001 98 Street       |
| Subdivision | NONE                            |
| City        | Clairmont                       |
| County      | Grande Prairie No. 1, County of |
| Province    | Alberta                         |
| Postal Code | T8X 5A1                         |

## Additional Information



|                |                 |
|----------------|-----------------|
| Date Listed    | June 13th, 2024 |
| Days on Market | 371             |
| Zoning         | RM2             |

## **Listing Details**

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

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