

\$22 - 720049 Rr63, Clairmont

MLS® #A2138461

\$22

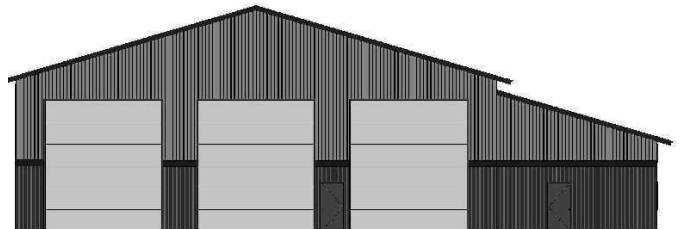
0 Bedroom, 0.00 Bathroom,
Commercial on 4.33 Acres

NONE, Clairmont, Alberta

(3) 120' DRIVE THROUGH BAYS AND PLENTY OF FENCED YARD with prime frontage to get your business noticed on this very busy route. BRAND NEW build with 6) 16' W X 18 'H Overhead doors. Reception and 2 offices + Lunchroom/ Boardroom/ locker room and separate shop and office bathroom. Yard will be complete with well packed gravel and fully fenced. Need more yard, shop or something custom ? Reach out

Adjoining 4.33 acres can be lease as well.
Base rent \$16,456 month plus Additional rent \$3740 = \$20,196/Month plus GST.

Built in 2024

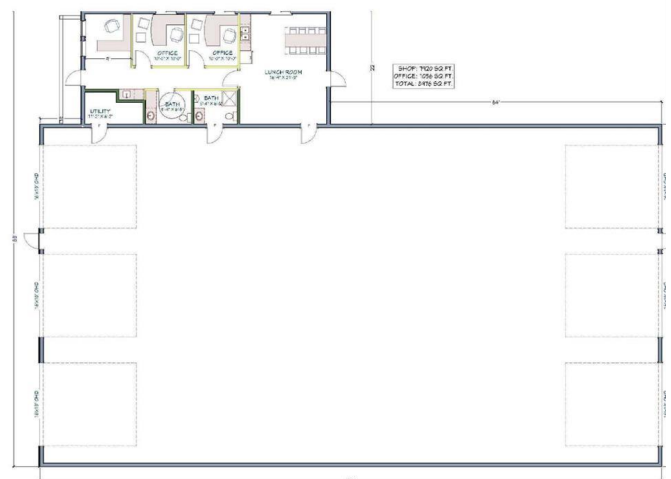


Essential Information

MLS® #	A2138461
Price	\$22
Bathrooms	0.00
Acres	4.33
Year Built	2024
Type	Commercial
Sub-Type	Industrial
Status	Active

Community Information

Address	720049 Rr63
Subdivision	NONE
City	Clairmont
County	Grande Prairie No. 1, County of



Province	Alberta
Postal Code	T0H0W0

Additional Information

Date Listed	June 5th, 2024
Days on Market	341
Zoning	GC

Listing Details

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

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.