

Blackstone

For Lease

11070 100 Avenue | Grande Prairie, Alberta

Grande Prairie Shopping Hub

Grande Prairie Plaza



Mahmud Rahman VP /Associate

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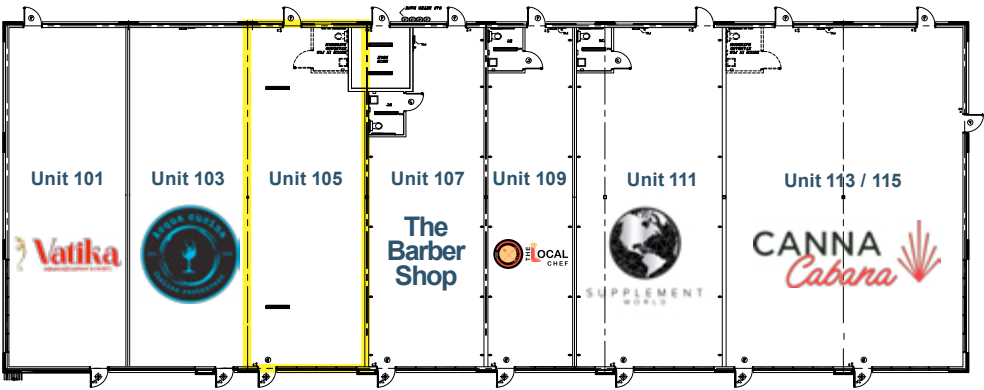


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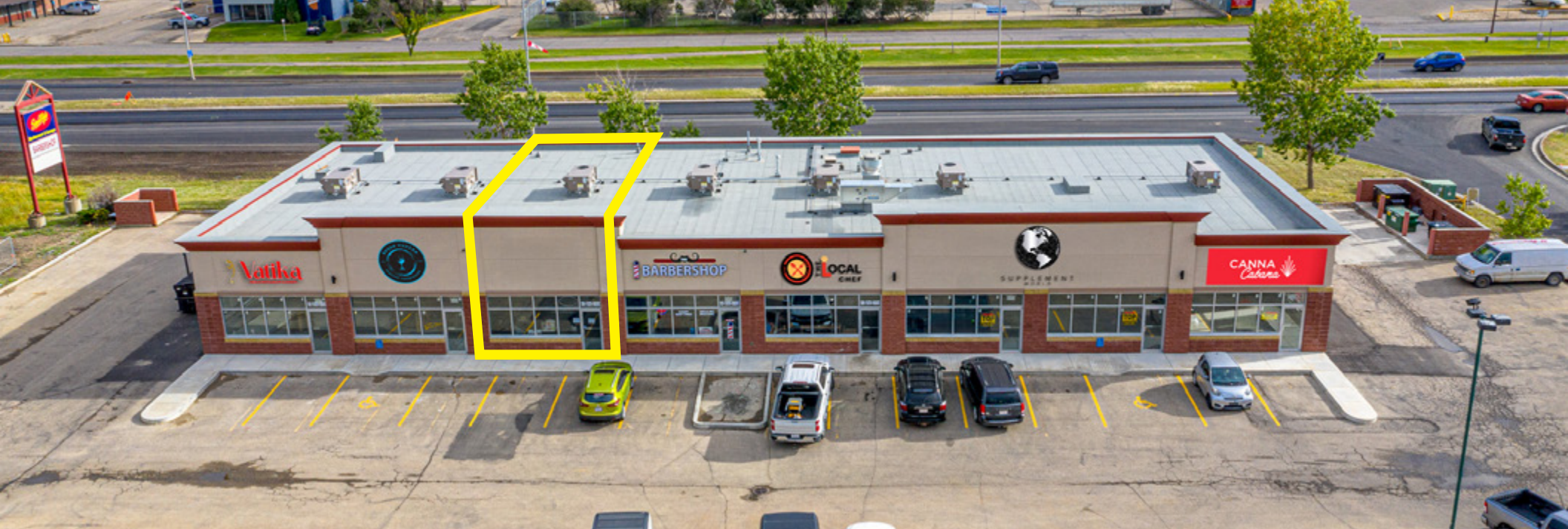
Unit 105
1,564 SF



Front Parking



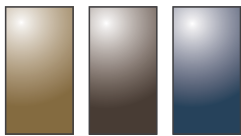
Unit Sizes	Unit 105 - 1,564 SF C/L
Availability	Immediately
Zoning	CA (Arterial Commercial)
Signage	Available
Lease Rate	Market
Op Costs	\$14.94 PSF
Parking	Ample Surface
Highlights	<ul style="list-style-type: none">• Prime location directly in front of Walmart Supercentre, offering excellent visibility and high traffic.• Situated on 100 Avenue, with a daily traffic count of 33,000 vehicles.• Ideal for businesses such as dental offices, medical clinics, restaurants, and retail stores.• Surrounded by major retailers including Home Depot, Rona, Starbucks, The Brick, and Planet Fitness.



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For more information, please
contact one of our associates.



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NEIGHBORHOOD
Grande Prairie



POPULATION
3KM
24,227



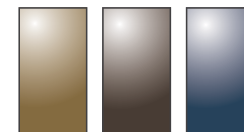
MEDIAN AGE
35



HOUSEHOLD INCOME
\$100,262



TRAFFIC COUNT
33,000 VPD | 100 ST & 148 Ave S
27,750 VPD | 116 Ave



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Thank you for your Interest



BlackstoneCommercial.com

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