

# \$199,900 - 105, 8801 Resources Road, Grande Prairie

---

MLS® #A2192359

**\$199,900**

0 Bedroom, 0.00 Bathroom,  
Commercial on 0.00 Acres

Railtown., Grande Prairie, Alberta

**NEW PRICE=NEW OPPORTUNITY!!!**

1207sq.ft. of partially developed Main-Floor  
Space in Railtown offering High Exposure  
Location.

A fantastic opportunity to design your ideal professional space, office, personal services or studio that fits your needs exactly. This unit features large windows, high ceilings, and great exposure off Resources Road, a high-traffic area that offers excellent visibility for your business. The complex offers good parking & signage options and the price point is well below replacement value. The space is currently part of four individual units that could be combined in different configurations to fit your needs with up to 2128sq.ft on main floor or 4266sq.ft of space over two-floors.

Donâ€™t miss out on this versatile space in a sought-after commercial area! For more details or to schedule a viewing, contact a Commercial realtor today.

Built in 2017

## Essential Information

MLS® #	A2192359
Price	\$199,900
Bathrooms	0.00
Acres	0.00
Year Built	2017



Type	Commercial
Sub-Type	Office
Status	Active

### Community Information

Address	105, 8801 Resources Road
Subdivision	Railtown.
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8V 3A6

### Additional Information

Date Listed	February 24th, 2025
Days on Market	174
Zoning	CA

### 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.

