

**9608 96 Street  
Peace River, Alberta****MLS # A2269387****\$10 per sq.ft.****Division:** Downtown**Type:** Mixed Use**Bus. Type:** -**Sale/Lease:** For Lease**Bldg. Name:** -**Bus. Name:** -**Size:** 3,775 sq.ft.**Zoning:** CR**Heating:** -**Addl. Cost:** -**Floors:** -**Based on Year:** -**Roof:** -**Utilities:** -**Exterior:** -**Parking:** -**Water:** -**Lot Size:** -**Sewer:** -**Lot Feat:** -**Inclusions:** various file cabinets and office desk and furniture

This property offers a fantastic opportunity for a variety of business uses! With about 3200 square feet of main floor space which includes a large office/reception area, office space upstairs and approximately 2000 square foot workshop which features a 12 foot overhead door, its perfect for businesses requiring both retail and operational space. The large fenced yard adds extra functionality, ideal for storage, parking or other business needs. Could be a great space to set up your business with many options. Call today for your appointment to view.