

# For Sublease

10508 67th Avenue  
Grande Prairie, AB



**6,066 SF OFFICE SPACE AVAILABLE FOR SUBLEASE**

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**AVISON  
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## BUILDING STATS

FLOORS	TYPICAL FLOOR	YEAR BUILT
3	6,071 sf	2017

## PARTICULARS

SUITE	2nd Floor
SIZE	6,066 sf
SUBLANDLORD	Ovintiv Canada ULC
AVAILABLE	Immediately
ASKING RENT	Market sublease rates
EXPIRY	October 31, 2032
OPERATING COSTS	TBV
FURNITURE	Available

## PROPERTY HIGHLIGHTS



9 exterior offices



2 interior offices



Open area for work stations



Meeting room



File room



Storage



Reception



In suite washrooms and locker room

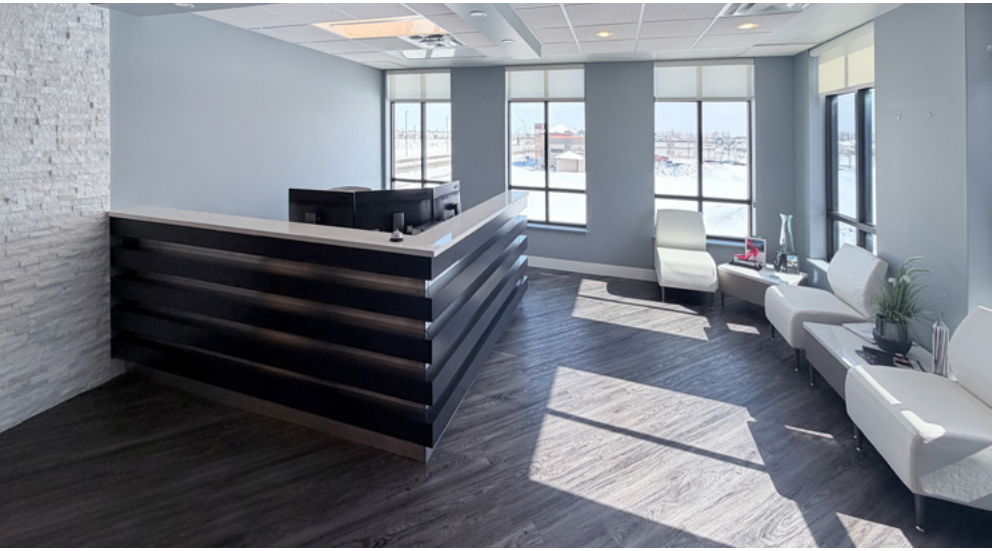


Staff lounge / kitchen



Full floor opportunity

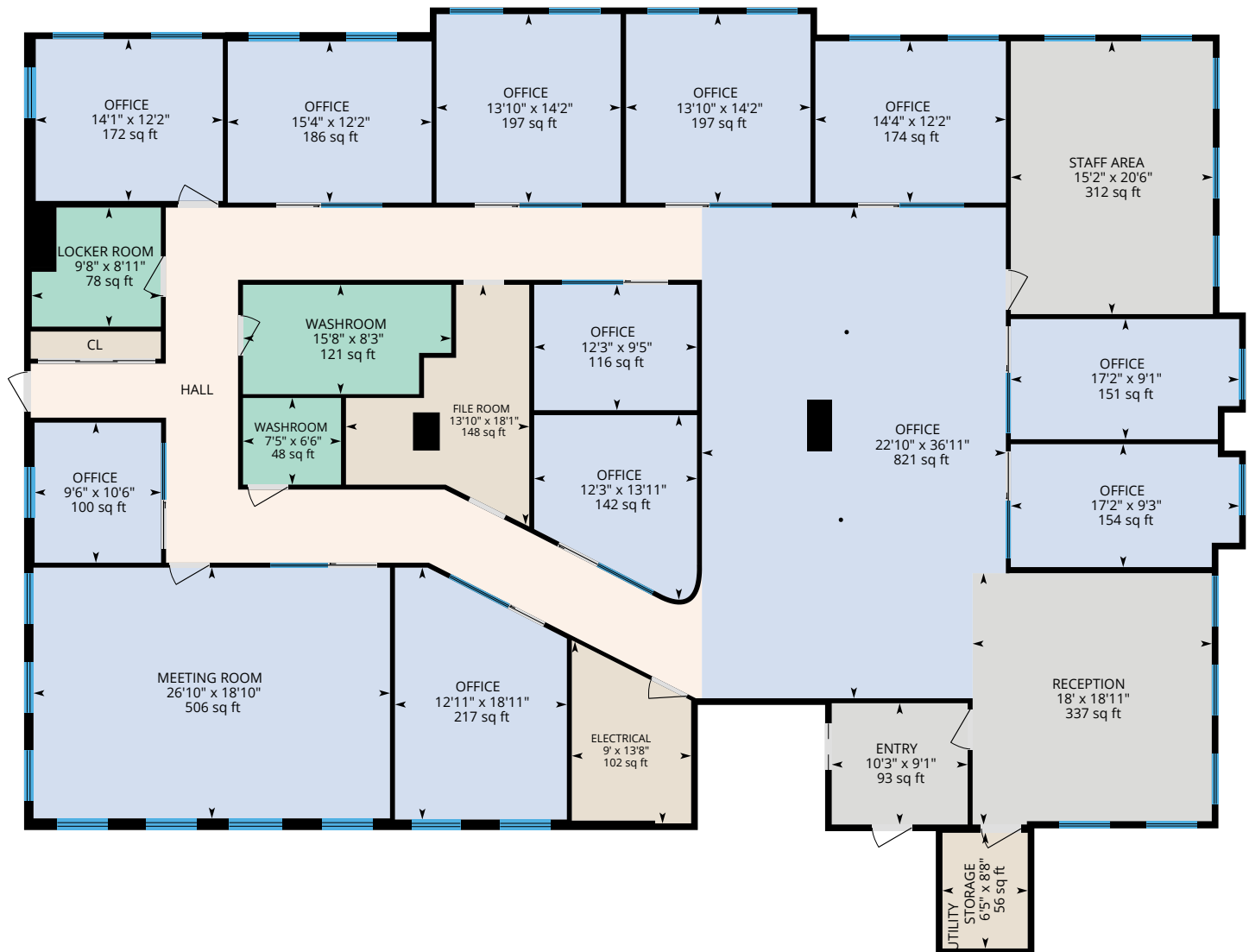


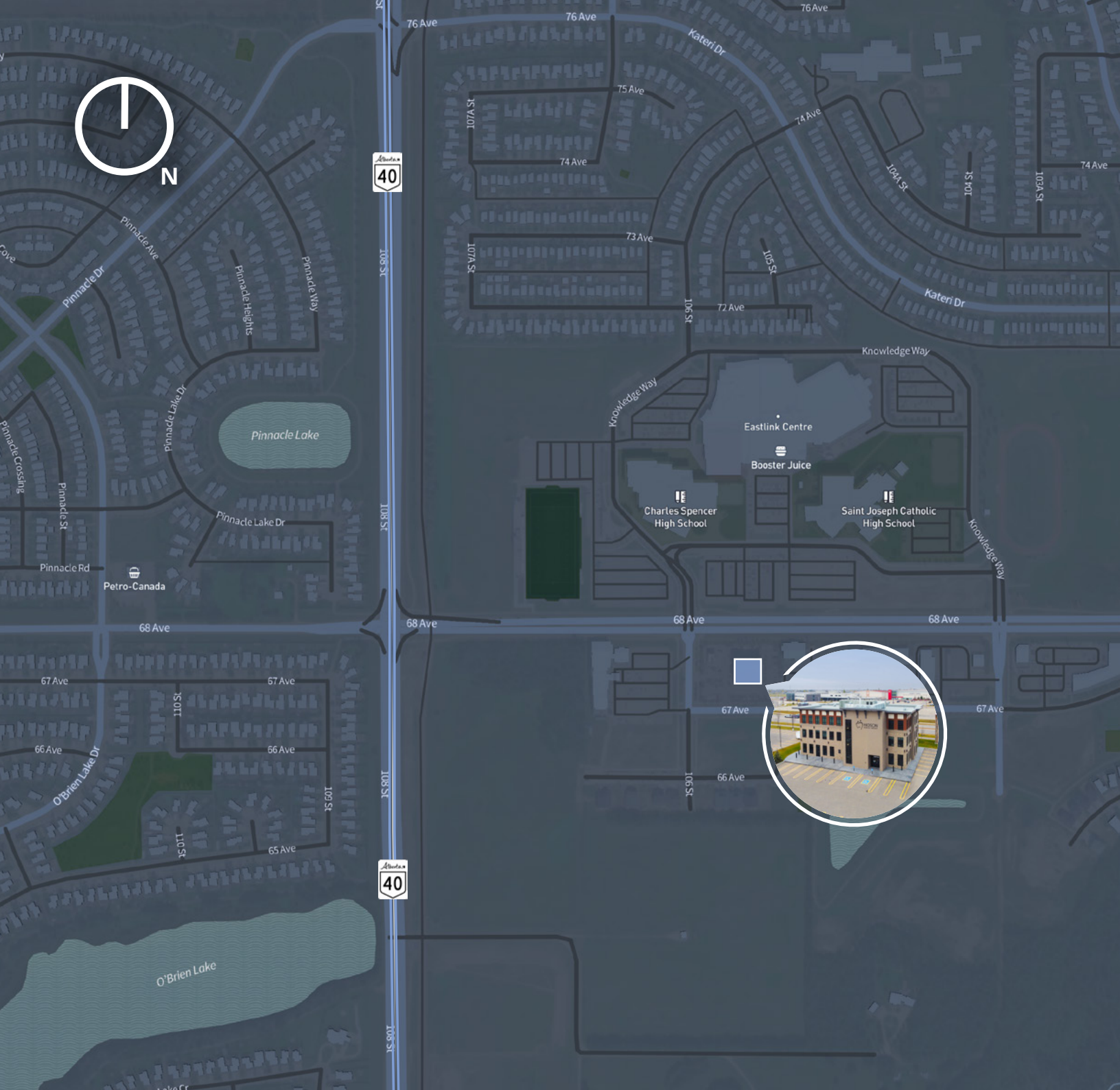


# 10508 67th Avenue

Grande Prairie, AB

- Rare opportunity to lease in a newer suburban office building in Grande Prairie
- Built in 2017 with modern construction and systems
- High traffic south Grande Prairie location with strong visibility
- Across from a major recreational amenity hub
- Close to schools, retail, restaurants, and hotels
- Professional and medical tenants in the building
- Ample surface parking for staff and visitors





## GREAT ACCESSIBILITY

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**HIGH TRAFFIC SOUTH GRANDE PRAIRIE LOCATION  
WITH STRONG VISIBILITY**

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YOUNG**

**RE/MAX**  
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