



FOR LEASE

dev
co
Developments Corp.
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AIR LIQUIDE

FOR LEASE

Warehouse Office Building with Yard

1050 office on main floor, 1050 office mezzanine
4,900 feet of shop space

11429 Alaska Road, Fort St. John B.C.

Overview

7,000 Feet of Total Space

Highway frontage

Great visibility

C-4 Highway commercial zoning

Available January 2023



Road to Yard



Property Details

Legal Description

Zoning

C-4, Highway commercial

Site Size

.2 Acres paved compound
Fenced

Building Size

Main Floor (Office/Shop)
2nd Floor (Office)

Utilities

Services to site include gas, hydro, and telephone. Water and sewer are provided by the city of Fort St. John

Lease Rate

\$18/sq.ft Lease Rate

\$6/sq.ft Estimated additional rents

INCLUDES

- Property Taxes
- Insurance
- Snow Removal
- Common Area Costs
- Property Management



Yard Entrance



Rear Yard

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