

The information contained within this document is accurate at the date specified and is subject to change. Please view the listing online for the most up-to-date information.

## **SE-13-72-6-W6 - FOR SALE**

Commercial Real Estate > Commercial Property for Sale



**Location**Clairmont, Alberta

Listing ID:

27399

MLS ID: A2189048

1**D:** 9048 \$3,125,000



- △ JACK PATTERSON
- **(780)** 518-4646
- All Peace Realty Ltd.
- **2** 780-354-3313
- 🛱 SE-13-72-6-W6 , Clairmont , Alberta T8X 5B2

**Transaction Type** 

For Sale

**Days On Market** 

285

**Zoning**Commercial

Subdivision

NONE

Structure Type

None

Property Type Commercial

**Property Sub Type** 

Industrial

Legal Plan

**Building Area (Sq. Ft.)** 

0.00

Building Area (Sq. M.)

0.00

Inclusions

N/A

Restrictions

None Known

Reports

Subdivision Plans

An opportunity to purchase 20.6+/- acres of commercial property in Crossroads North. This property is being rezoned as Rm-4 and is the most southeasterly portion of section 13 and is identified as commercial property in the area structure plan of Crossroads North. There are services to the property line including a curb stop on the property. The property has 69th Ave as a South boundary and Range Road 60 as a East boundary and is at the junction of alternate truck route access to Highway 43 North and East of Grande Prairie. The property slopes to the South and East and there is a berm on the South side that can be removed. The property is very visible from Highway 43. This property is priced to sell.

**Disclaimer** - It is your responsibility to perform the appropriate due diligence to verify information provided by users or third parties on this website or in subsequent interactions. For more information see our website's Terms of Use.

Data is supplied by Pillar 9<sup>™</sup> MLS® System. Pillar 9<sup>™</sup> is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9<sup>™</sup>. 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.