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201 CANAL BOULEVARD FOR SALE

Commercial Real Estate > Commercial Property for Sale



Location
Strathmore, Alberta

Listing ID:
31332

MLS ID:
A2212733

\$4,127,750



 **TAMARA DESJARDINS**
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 201 CANAL Boulevard , Strathmore , Alberta T1P 0C4

Transaction Type	Days On Market	Zoning
For Sale	207	CHWY
Subdivision	Structure Type	Property Type
Orchard Business Park	None	Commercial
Property Sub Type	Legal Plan	Building Area (Sq. Ft.)
Mixed Use	2111524	0.00
Building Area (Sq. M.)	Lot Size (Sq. Ft.)	Lot Size (Acres)
0.00	653835	15.01
Inclusions	Restrictions	Reports
NA	Restrictive Covenant, Utility Right Of Way	Plot Plan

Introducing 4 separate lots available for development. 201 Canal BLVD is the largest at 15.01 acres. (LOT 7 IS 1.38 AC; LOTS 5 AND 6 are each 1.36 AC). Flexible Development Lands in Strathmore For Sale in Canal Crossing Strathmore with direct access to the Trans-Canada Highway. HIGH VISIBILITY. Located just 40 km East of Calgary, easy access to large city facilities. Zoned for Highway commercial, there are many permitted uses (NOTE: childcare facilities are not accepted under the By Laws). Strathmore is slated for heavy growth over the next few years. Major developments are coming to the area (de Havilland/CGC/Phyto Organix Foods). 45 km from YYC International Airport.

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