



**GRASSROOTS**

REALTY GROUP

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**On Township Road 120  
Dunmore, Alberta**

**MLS # A2273821**



**\$1,481,400**

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**Division:** Dunmore Industrial

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**Lot Size:** 16.46 Acres

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**Lot Feat:** -

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**By Town:** Dunmore

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**LLD:** 6-12-4-W4

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**Zoning:** HWYC, Highway Commercial

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**Water:** -

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**Sewer:** -

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**Utilities:** -

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Prime Development opportunity: 16.46 acres of high visibility land, strategically located less than 10 minutes from Medicine Hat just off the Trans Canada Highway. Anchored by a UFA Cardlock and Bulk Fuel Station, this property is zoned for both Highway Commercial and Industrial development, offering flexibility for various business ventures.