



GRASSROOTS

REALTY GROUP

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**630 CONNAUGHT Drive
Jasper, Alberta**

MLS # A2280838



\$2,450,000

Division: Jasper

Lot Size: 0.13 Acre

Lot Feat: -

By Town: -

LLD: -

Zoning: C1

Water: -

Sewer: -

Utilities: -

An exceptional opportunity to acquire a high-visibility commercial vacant lot in the picturesque mountain town of Jasper, nestled in the world renowned Canadian Rockies. This one-of-a-kind location offers outstanding exposure along Connaught Drive, the community's main thoroughfare, with excellent vehicle and pedestrian traffic year-round driven by strong tourism. Positioned directly across from a large public parking lot, this site benefits from steady foot traffic and convenience for future customers. The lot is ready for development, offering a rare chance to build in a market where commercial land is tightly held and often retained for generations. A truly rare offering in one of Alberta's most iconic and sought after communities.