



GRASSROOTS
REALTY GROUP

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65, 27211 Highway 12
Rural Lacombe County, Alberta

MLS # A2299857



\$379,000

Division: Wildrose Commercial Park

Lot Size: 2.38 Acres

Lot Feat: -

By Town: Lacombe

LLD: 23-40-27-W4

Zoning: 23

Water: Other

Sewer: -

Utilities: -

Prime 2.38-acre commercial parcel located in Wild Rose Commercial Park, just off Highway 2 at the Lacombe Overpass. This highway commercial–zoned property offers excellent exposure to one of Alberta’s busiest corridors while maintaining the advantage of an inside lot location. The land has been stripped and is ready for site improvements, making it ideal for a variety of commercial developments. Services are available to the property line, including underground power, natural gas, and paved road access. This is a fantastic opportunity to secure a highly visible location with convenient access to Highway 2 and Highway 12, in a growing commercial hub.