



GRASSROOTS

REALTY GROUP

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**385 Canal Avenue
Strathmore, Alberta**

MLS # A2309651



\$650,000

Division: Orchard Business Park

Lot Size: 1.36 Acres

Lot Feat: -

By Town: -

LLD: -

Zoning: CHWY

Water: -

Sewer: -

Utilities: -

PRIME COMMERCIAL LOTS with direct access off the Trans Canada Hwy. There are 3 similar lots in total all zoned HWY Commercial (see supplements for land use). Adjacent businesses include the Dodge Dealership, Fish and Wildlife, Gym, Car Detailing, Flooring Company, fabrication shops and more. Located 35 minutes from Calgary and 45 minutes from YYC International Airport. Many projects under way in the vicinity. Deep services are in and utility lines are at the property. Price includes off-site levies. Bring your business to Strathmore!