



**GRASSROOTS**  
REALTY GROUP

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**1760 Gershaw Drive SW  
Medicine Hat, Alberta**

**MLS # A2328056**



**\$319,900**

**Division:** South West Industrial

**Lot Size:** 0.93 Acre

**Lot Feat:** -

**By Town:** -

**LLD:** -

**Zoning:** C-H

**Water:** -

**Sewer:** -

**Utilities:** -

Positioned along busy Gershaw Drive (Highway 23) and directly across from the airport, this prime 0.93 acre highway commercial parcel offers outstanding potential for a wide range of developments. Its strategic location—immediately adjacent to the popular Homestead Market—provides exceptional visibility and consistent high volume traffic, making it an ideal opportunity for any business.