



**GRASSROOTS**  
REALTY GROUP

**587-777-7276**  
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**11102 104 Avenue**  
**Grande Prairie, Alberta**

**MLS # A2137985**



**\$1,750,000**

**Division:** Gateway

**Lot Size:** 2.79 Acres

**Lot Feat:** -

**By Town:** -

**LLD:** -

**Zoning:** CA

**Water:** -

**Sewer:** -

**Utilities:** -

Fully serviced and fully paved lot with yard lighting. This property is located directly behind Walmart, just around the corner from the new hospital and backing onto high-density residential in the busy Westgate development. The lot is ideal for any commercial use and can be purchased on its own or in a package with the two neighboring lots. Locations such as this simply do not come available. To book a showing call your Commercial Realtor&copy; today.