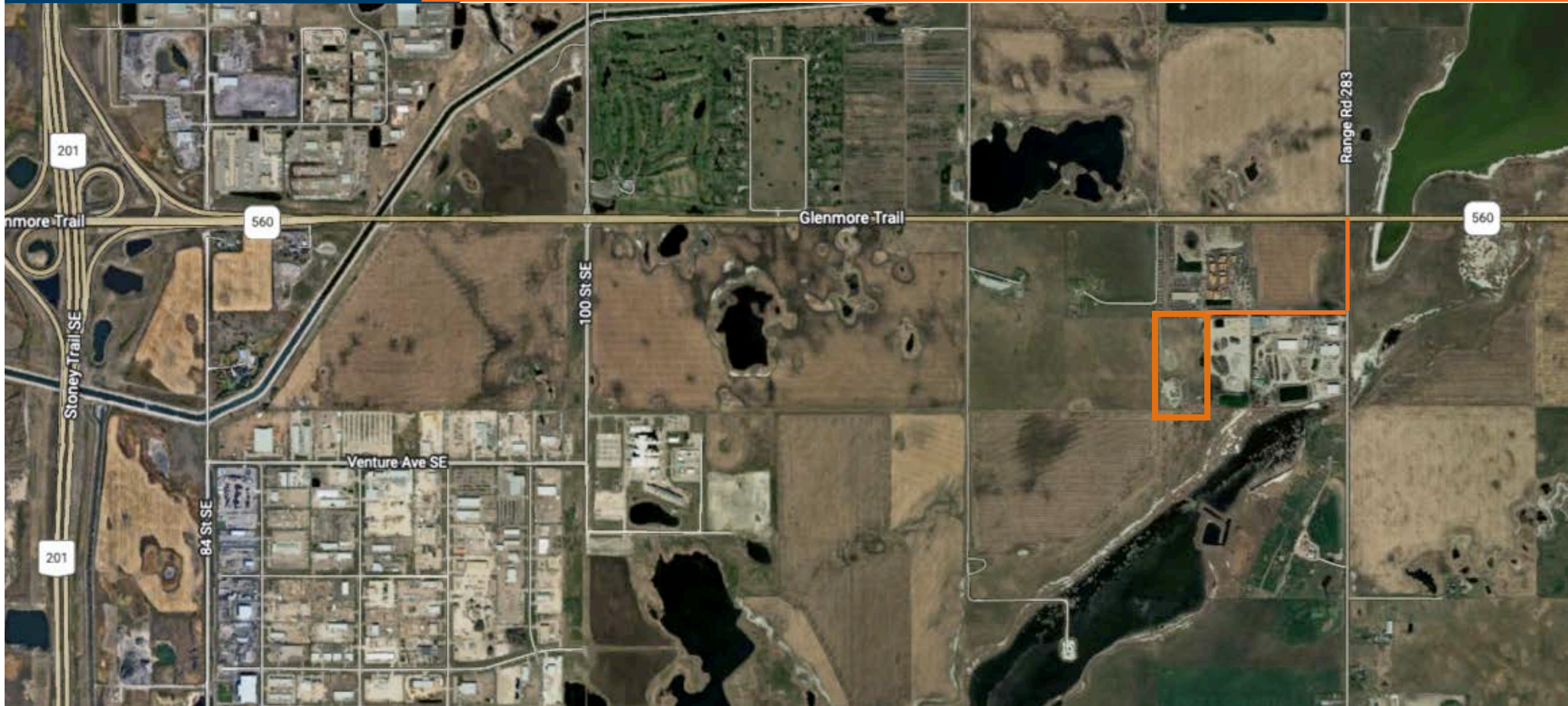


FOR SALE OR LEASE

**PRIME INDUSTRIAL STORAGE**  
**5 TO 13 ACRES AVAILABLE FOR LEASE**



**LOT #3, GLENMORE TRAIL & RR 283, ROCKY VIEW COUNTY**

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**CDNGLOBAL<sup>®</sup>**



# | FOR LEASE OR SALE |

## LAND SPECS

### ADDRESS

Lot #3  
Glenmore Trail & RR 283

### SITE SIZE

19.47 Acres (m/l)

### SALE PRICE

Market

### LOCATION

Rocky View County

### ZONING

DC 146  
Industrial Storage

### LEASE RATE

\$0.75 / Per Sq.Ft.

### LEASE OPTIONS

5.00 to 13.00 Acres (m/l)

## HIGHLIGHTS

- Just off Glenmore Trail with close proximity to Stoney Trail
- Completely Fenced
- Compacted & Level Site
- Power and Gas to property line
- Minutes from Foothills Industrial Park, major distribution hubs and transportation routes

## ZONING

- Current use allows for Industrial Storage
- Application in place for re designation to allow for the following uses:
  - Truck & Trailer Service
  - General Industrial Type I & II
  - Concrete and Asphalt Production & Recycling Facilities

