

Industrial Land



HIGHWAY 60

Future Industrial

HIGHWAY 16A

FOR SALE

103 Avenue & 255 Street, Acheson, AB

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Commercial Real Estate Advisors

PROPERTY HIGHLIGHTS

- Industrial development land opportunity in Acheson
- Direct exposure to Highway 16A
- Excellent access to three key transportation corridors - Highway 16A, Highway 16, and Highway 60
- Future intersection improvements planned for Bevington/Pinchbeck Roads and Spruce Valley Road - completion in October 2024
- Deferred Service Agreement on title
- Outside levies have been paid in full (\$39,543.93)
- Business Industrial Zoning

PROPERTY DETAILS

LEGAL DESCRIPTION	SIZE	PRICE (PER ACRE)	TOTAL PRICE	ESTIMATED TAXES
PLAN 2320088; BLOCK 1; LOT 5	+/- 4.42 ACRES	\$325,000	\$1,436,500	\$7,198
PLAN 2320088; BLOCK 1; LOT 6	+/- 3.31 ACRES	\$325,000	\$1,075,750	\$5,382
PLAN 2320088; BLOCK 1; LOT 8	+/- 3.68 ACRES	\$350,000	\$1,288,000	\$8,215

PROPERTY PHOTOS



CONTACT

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