



THE
A-TEAM

**RE/MAX
FIRST**

241202 VALE VIEW Road, Rural Rocky View County T1X 2G3

MLS® #: **A2115928**

Area: **NONE**

Listing Date: **03/18/24**

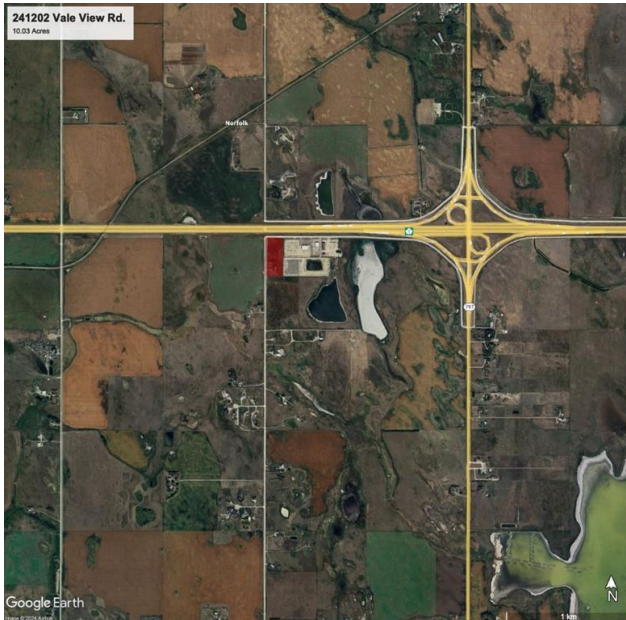
List Price: **\$2,900,000**

Status: **Active**

County: **Rocky View County**

Change: **None**

Association: **Fort McMurray**



General Information

Prop Type:

Land

Sub Type:

Commercial Land

City/Town:

Rural Rocky View

Finished Floor Area

DOM

247

Layout

Beds:

0

Baths:

0.0 (0 0)

Style:

Year Built:

0

Abv Sqft:

0

Low Sqft:

Ttl Sqft:

Lot Information

Lot Sz Ar:

436,906 sqft

Lot Shape:

Parking

Ttl Park:

0

Garage Sz:

Access:

Lot Feat:

Park Feat:

Utilities and Features

Roof:

Construction:

Heating:

Flooring:

Sewer:

Water Source:

Ext Feat:

Fnd/Bsmt:

Kitchen Appl:

Int Feat:

Utilities:

Room Information

Room

Level

Dimensions

Room

Level

Dimensions

Legal/Tax/Financial

Title:

Zoning:

Fee Simple

C-HWY

Legal Desc:

1113617

Remarks

Pub Rmks: **Prime Highway Commercial Opportunity! This 10-acre parcel, located just east of Chestermere in Rocky View County, boasts a strategic location on the south side of Highway 1 with high visibility to over 27,000 vehicles daily. Zoned C-HWY, this property offers the perfect setting for your business, attracting traffic heading east to Langdon, Drumheller, Strathmore, and beyond. With easy access from the interchange, your business will be easily accessible to customers. Don't miss this chance to join reputable businesses like ArrKann Trailer and RV Center, Butler Built, and Remuda Building Ltd. in this thriving highway development. Seize this opportunity to put your business where people can see it!**

Inclusions: **n/a**
Property Listed By: **Terradigm Brokers**

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123

