



**GRASSROOTS**  
REALTY GROUP

**1-833-477-6687**  
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**1325 Cassils Road  
Brooks, Alberta**

**MLS # A2248431**



**\$899,000**

**Division:** West End

**Lot Size:** 98.95 Acres

**Lot Feat:** -

**By Town:** -

**LLD:** 31-18-14-W4

**Zoning:** DC

**Water:** -

**Sewer:** -

**Utilities:** -

With our wonderful community of Brooks continuing to grow, this 98.95 acre parcel of land is prime development property. Bordering the west end of the city along Cassils Road it is well connected to the major thoroughfares of hwy 36 and hwy 1. The current zoning for the property is Direct Control so it could potentially host a variety of development projects. For more information, don't hesitate to reach out and GET MOVING IN THE RIGHT DIRECTION!