



**GRASSROOTS**  
REALTY GROUP

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**132 & 138 Clearmile Avenue  
Rural Red Deer County, Alberta**

**MLS # A2267364**



**\$815,750**

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**Division:** Clearview Indust. Park

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**Lot Size:** 2.51 Acres

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**Lot Feat:** -

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**By Town:** Red Deer

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**LLD:** 27-37-27-W4

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**Zoning:** BSI

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**Water:** Other

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**Sewer:** -

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**Utilities:** -

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Excellent opportunity to become a part of the growing Clearview Industrial Park. This parcel of land, titled as two separate lots is available for sale, priced at \$325,00.00 an acre. Lot 3B is 0.86 Acres and Lot 4 is 1.65 Acres for a total of 2.51 Acres. This is a prime location just minutes away from Red Deer, Gasoline Alley, and Highway 2 access. Neighbouring businesses include Jumbo Car Wash, Piper Creek Veterinary Clinic, McMullen's Refrigeration & Heating, and Clean Harbors. The owner may consider individual sales of the lots.