



GRASSROOTS
REALTY GROUP

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**60 51 Avenue
Lloydminster, Alberta**

MLS # A2158361



\$575,000

Division: Glen E. Neilsen Industrial Park

Lot Size: 9.01 Acres

Lot Feat: -

By Town: -

LLD: -

Zoning: I1

Water: -

Sewer: -

Utilities: -

Amazing land development opportunity inside the city of Lloydminster limits! This 9 acre parcel of raw land is situated adjacent to the Glenn E. Neilson Industrial Park and close proximity to Highway 17. Zoned Industrial 1, this property would be the ideal location for future industrial development . The permitted and discretionary uses are numerous. Including Automobile repair, contractor services, Broadcasting/Television, solar collectors, greenhouse, bulk fuel storage, manufactured home sales/rentals, veterinary services, automotive sales, government services and the list goes on.