



GRASSROOTS
REALTY GROUP

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**76, 9905 Resources Road
Grande Prairie, Alberta**

MLS # A2186384



\$349,000

Division: Railtown

Lot Size: 1.50 Acres

Lot Feat: -

By Town: -

LLD: -

Zoning: CA

Water: -

Sewer: -

Utilities: -

MAJOR PRICE REDUCTION-1.5 ACRE LOT-READY FOR THE 2025 CONSTRUCTION SEASON. Railtown has quickly become Grande Prairie's trendiest professional office & retail hub. A stellar mix of business can increase your exposure as well as your customer base. Located on one of the busiest arteries in the city the traffic counts surpass 10,000+ vehicles per day. A nice size 1.5 acre lot with nice frontage to Resources Road. The architectural controls in the development have lead to a quality mix of buildings which will maintain the value & appeal of the area long into the future. Please call a commercial Realtor with any questions or to acquire further information. Lot price is plus GST. See available SITE PLAN in Supplements.