



**GRASSROOTS**  
REALTY GROUP

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**241202 Vale View Road  
Rural Rocky View County, Alberta**

**MLS # A2196360**



**\$2,900,000**

**Division:** NONE

**Lot Size:** 10.03 Acres

**Lot Feat:** -

**By Town:** Chestermere

**LLD:** 10-24-27-W4

**Zoning:** C-HWY

**Water:** Well

**Sewer:** -

**Utilities:** -

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!