

FOR SALE

±3.95 ACRES
Mobile Home Park

NEW REDUCED PRICE



5413 55 STREET
St. Paul, AB

Victor Moroz, Associate Broker
780.499.6400 | victor@royallepage.ca

Royal LePage® Noralta Real Estate Inc, Brokerage
202 Main Street, Spruce Grove, AB
Independently Owned & Operated

 **ROYAL LePAGE®**
COMMERCIAL™

PROPERTY OVERVIEW

\$1,050,000.00

Property Features

- Excellent investment opportunity
- Well established, well maintained, family friendly mobile home park with 20 pad sites
- Just under 2 hours from Edmonton
- Several schools nearby
- Mature treed pad sites with plenty of parking
- Lots of green space, a playground and walking trails just a few steps away
- 120 amp electrical
- Town water, sewer, garbage, recycling & snow removal
- Option to rent to RV owners
- Zoned RMH-1

PROPERTY PHOTOS



All offices are independently owned and operated, except those marked as indicated at rlp.ca/disclaimer. Not intended to solicit currently listed properties or buyers under contract. The above information is from sources believed reliable, however, no responsibility is assumed for the accuracy of this information ©2024 Bridgemarq Real Estate Services Manager Limited. All rights reserved.