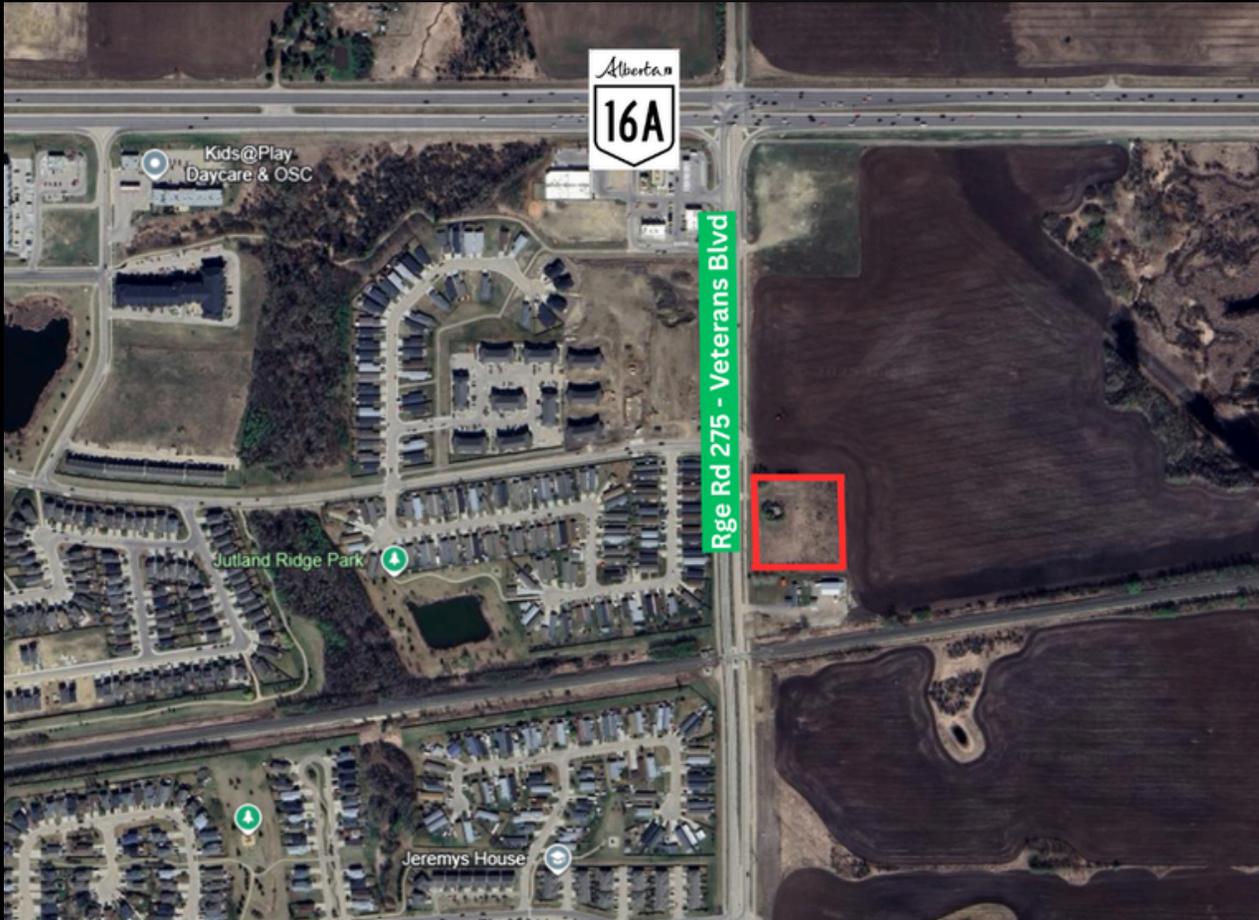


**3 ACRES
DEVELOPMENT OPPORTUNITY**



**52525 RGE RD 275
STONY PLAIN, AB**

Victor Moroz, Associate Broker
780.499.6400
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Royal LePage® Noralta Real Estate Inc, Brokerage
202 Main Street, Spruce Grove, AB
Independently Owned & Operated

FOR SALE

\$1,425,000.00

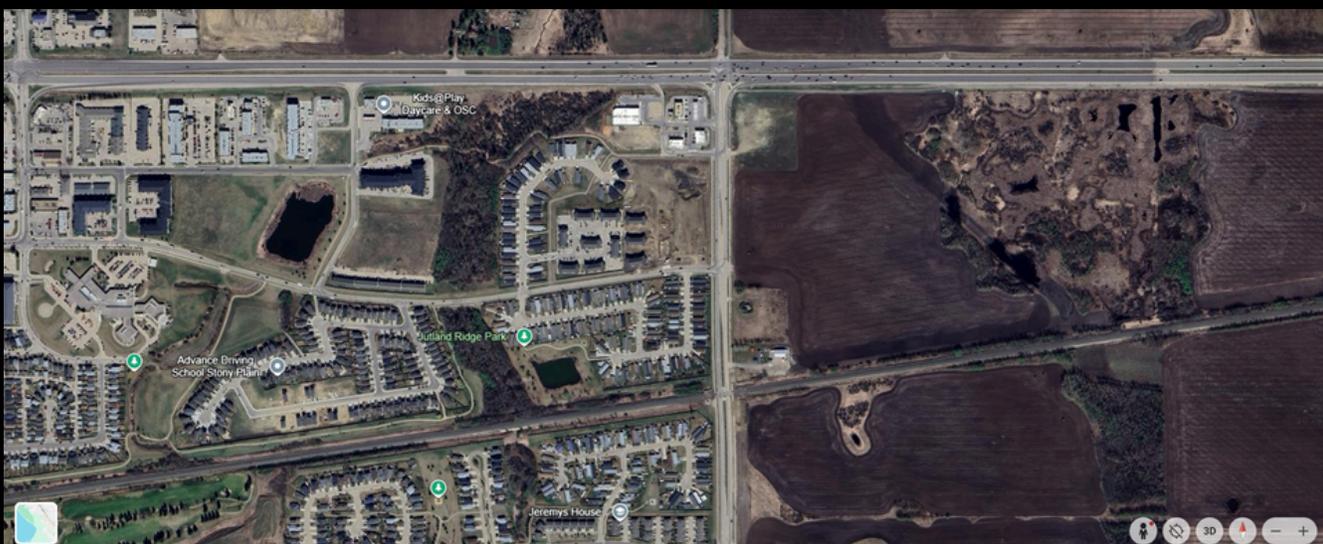
Property Features

- Excellent commercial development opportunity in Stony Plain
- 3.0+/- acres located along Veterans Blvd (Rge Rd 275) south of HWY16A
- Zoned C2 Commercial District - accomodating a wide variety of uses
- Exceptional exposure to local and highway traffic
- Surrounded by established residential neighbourhoods
- Close proximity to expanding commercial amenities
- Located in one of Stony Plain's strongest growth cooridors
- Under 20 minutes to West Edmonton

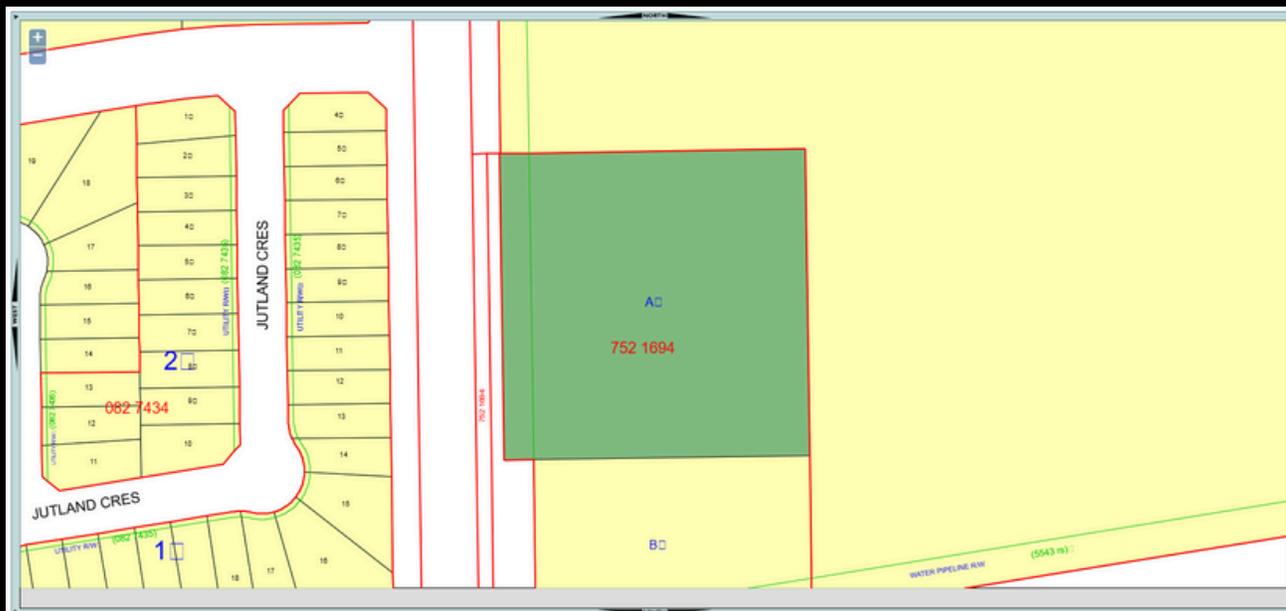


PROPERTY OVERVIEW

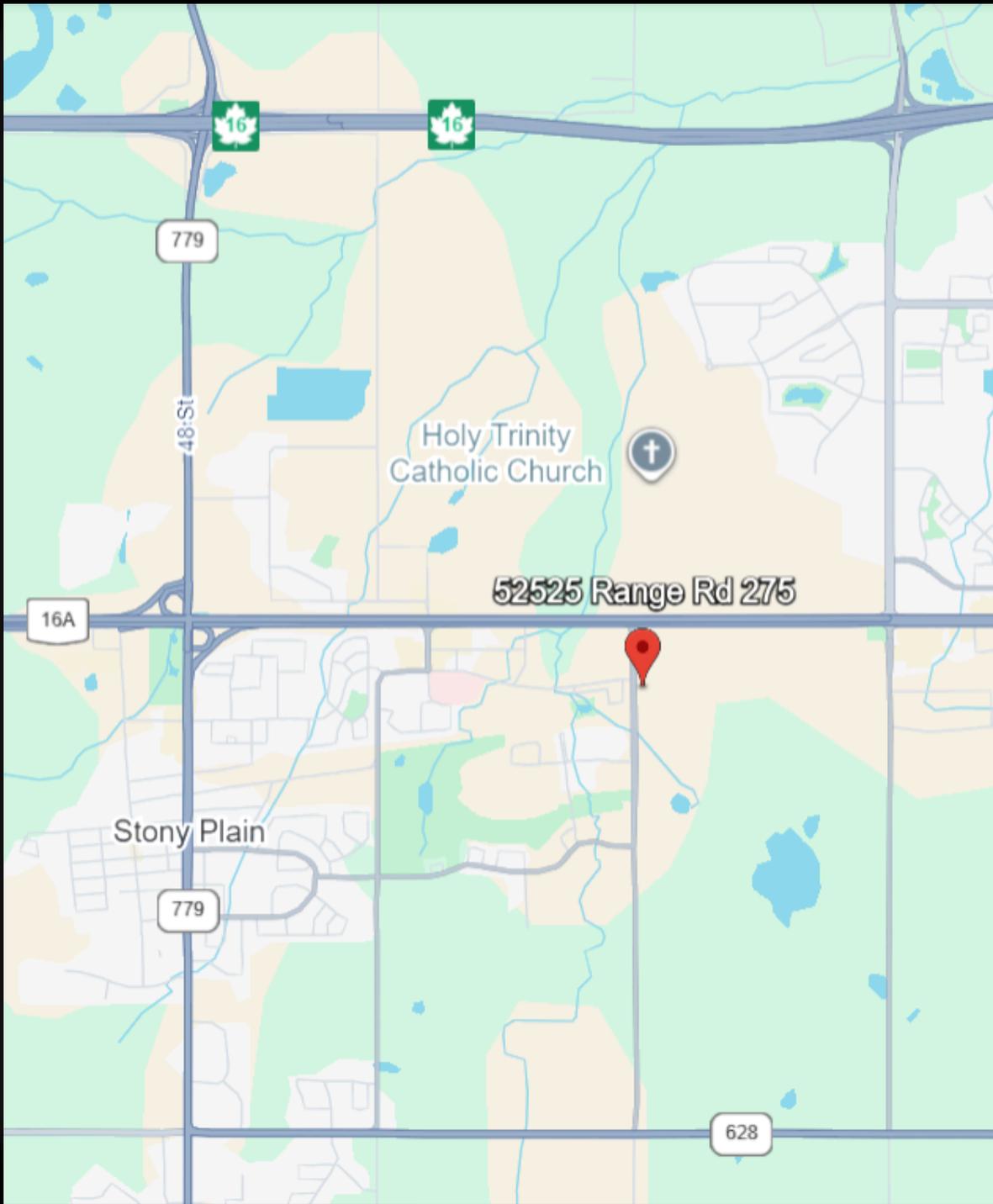
PROPERTY PHOTOS



MAPS



LOCATION MAP



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