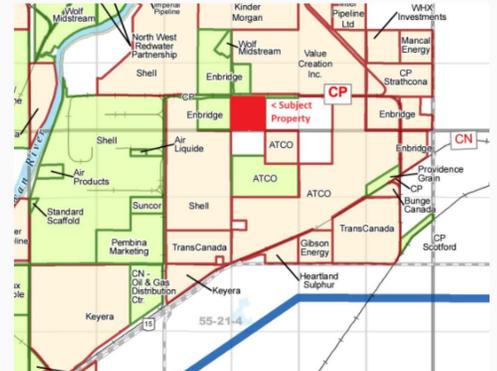


Price Reduction

\$9,000/AC

INVESTMENT OPPORTUNITY



150 Acres of Industrial Land

Price lowered to \$9,000/acre! Investment or development opportunity. Approximately 151.63 acres of Heavy Industrial bare land. Excellent access to the region's major hauling routes and to the City of Edmonton. Alberta's Industrial Heartland is Canada's Largest Hydrocarbon processing region and one of the world's most attractive location for chemical, petrochemical, oil and gas investment. Backing CP Scotford Rail Yard, potential for rail spur. Close proximity, (1 Mile to the East) to Shell Scotford complex, Bruderheim, Highways 830 and 15. Paved road access.

Info

- ✓ \$9,000/acre
- ✓ Asking \$1,365,000
- ✓ Perfect for Rail Spur
- ✓ Heartland Heavy Industrial Zoning
- ✓ Priced to Sell

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