

±2,200 SF SHOP ON 3.97 ACRES INDUSTRIAL LAND

PROPERTY HIGHLIGHTS

- The site is improved with a ± 2,200 SF steel frame industrial shop, office trailers, quonsets, chain link perimeter fencing, and partial site gravelling
- Site configuration would allow for a variety of mediumscale developments
- Former industrial service yard offers easy access to a major highway (Highway 18)

PROPERTY DETAILS

Municipal Address: 4408 - 61A Avenue.

> 4406 - 61A Avenue. 4304 - 61A Avenue. 4302 - 61A Avenue, Barrhead, AB

Plan 7921401, Block 6, **Legal Description:**

Lots 4-7

M1 (Industrial - Medium Zoning:

Industry District)

Site Servicing: Full Municipal Services

Site Size: ±3.97 Acres

Sale Price: \$550.000

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PROPERTY PHOTOS





AERIAL



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