

**8501 99 Street**  
**Clairmont, Alberta**

**MLS # A2234927**



**\$1,399,000**

**Division:** N/A  
**Type:** Industrial  
**Bus. Type:** -  
**Sale/Lease:** For Sale  
**Bldg. Name:** -  
**Bus. Name:** -  
**Size:** 0 sq.ft.  
**Zoning:** RM-2

<b>Heating:</b>	-	<b>Addl. Cost:</b>	-
<b>Floors:</b>	-	<b>Based on Year:</b>	-
<b>Roof:</b>	-	<b>Utilities:</b>	-
<b>Exterior:</b>	-	<b>Parking:</b>	-
<b>Water:</b>	-	<b>Lot Size:</b>	-
<b>Sewer:</b>	-	<b>Lot Feat:</b>	-
<b>Inclusions:</b>	Vacant Land		

High visibility lot being sold under market value. This industrial lot [zoned RM-2] is located just north of the busy McDonald's and Shell Gas Station location. 6.52 Acres on municipal services. Clearly visible from HWY 2. Directly adjacent to GREGG Distributers and Fleet Brake.