

DEVELOPMENT LAND IN CLOVER BAR AREA

2808 AURUM ROAD NE EDMONTON, AB

\$400,000 PER ACRE



PROPERTY HIGHLIGHTS

Great opportunity to build in this developing industrial area. Superb corner location with 1,400 feet of street frontage on Aurum Road and 137 Ave. Good access to Highway 16/ Yellowhead Trail and the Highway 216/Anthony Henday. All services at the property line. This parcel could be appropriate for a variety of developments, including owner user office/ warehouse, multi-tenant office/ industrial building, gas station/truck stop, greenhouse, etc.

Address:	2808 Aurum Road NE, Edmonton
Legal Description:	Plan 112318; Block 5; Lot 1
Zoning:	IB
Land Size:	3.01 Acres
Services:	All services on the property lin
Price:	\$400,000 /Acre



RE/MAX EXCELLENCE
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