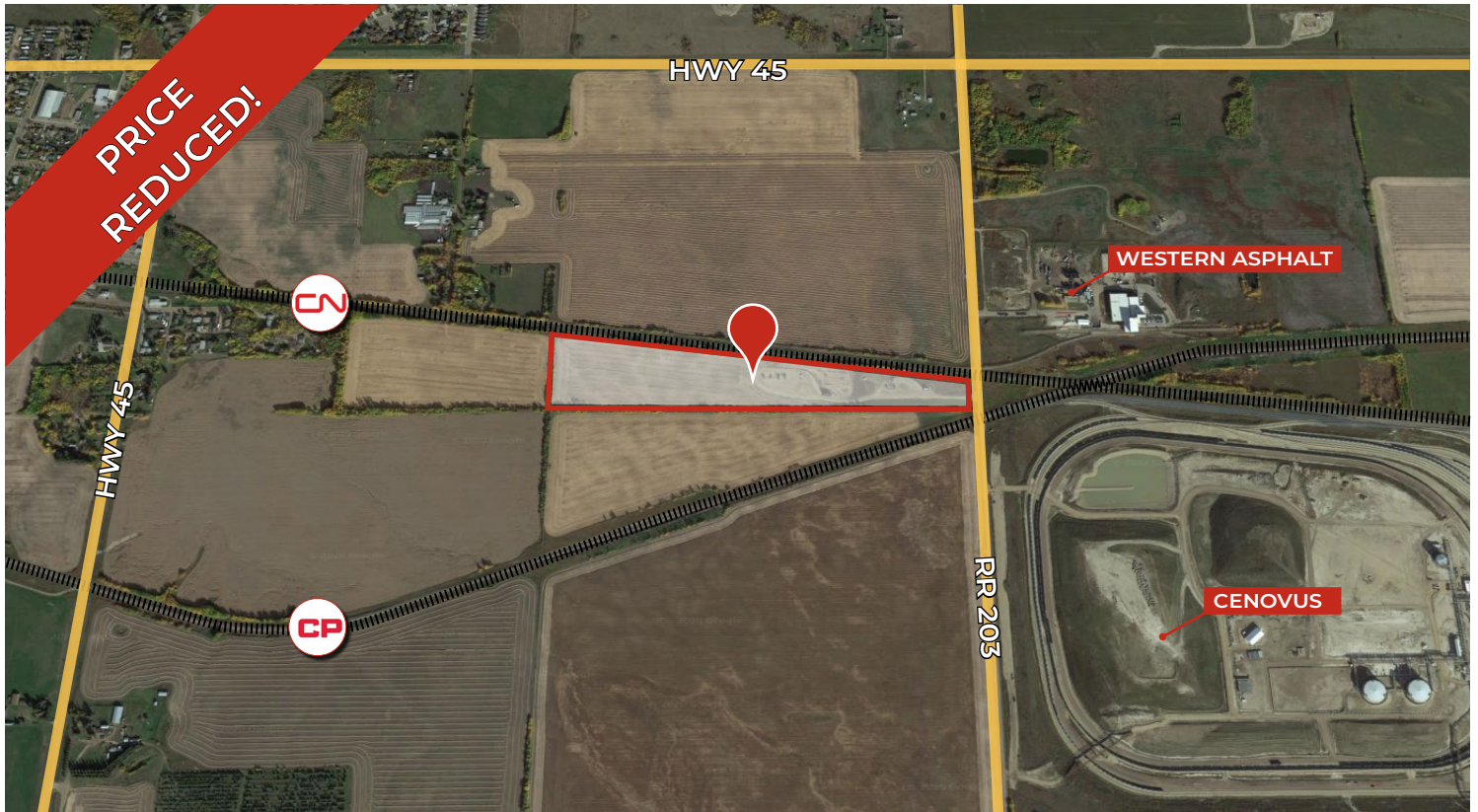


FOR SALE

22.16 ACRES INDUSTRIAL HEARTLAND

Lamont County, AB



HIGHLIGHTS

- 22.16 Acres (+/-) industrial land located in Alberta's Industrial Heartland
- Zoned (HAI) Heartland Agriculture Industrial
- Access to the High Load Corridor
- Surface revenue in place
- Minutes to Highway 15

CONTACTS

SCOTT ENDRES

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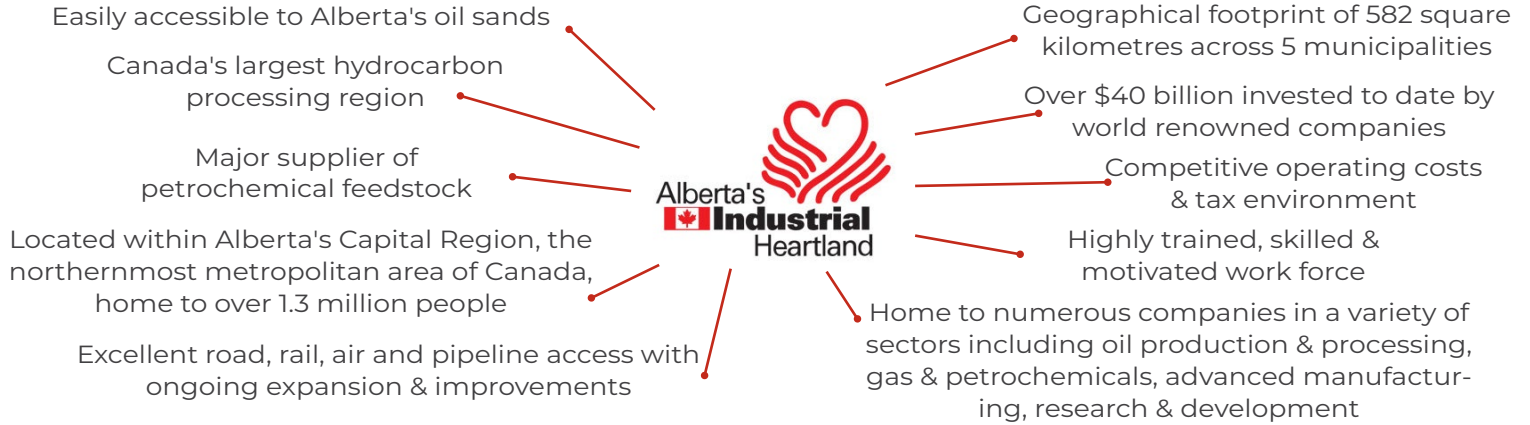
PROPERTY DETAILS

MUNICIPAL ADDRESS	RR 203 & South of HWY 45, Lamont County, AB
LEGAL DESCRIPTION	4; 20; 55; 33; NE
ZONING	(HAI) Heartland Agriculture Industrial
TYPE OF SPACE	Land
SITE SIZE	22.16 Acres (+/-)

FINANCIALS

SALE PRICE	\$340,000 \$295,000
SURFACE REVENUE	\$11,300.00/annum
PROPERTY TAXES	\$113.57/annum (2021)
POSSESSION	Negotiable

ALBERTA'S INDUSTRIAL HEARTLAND

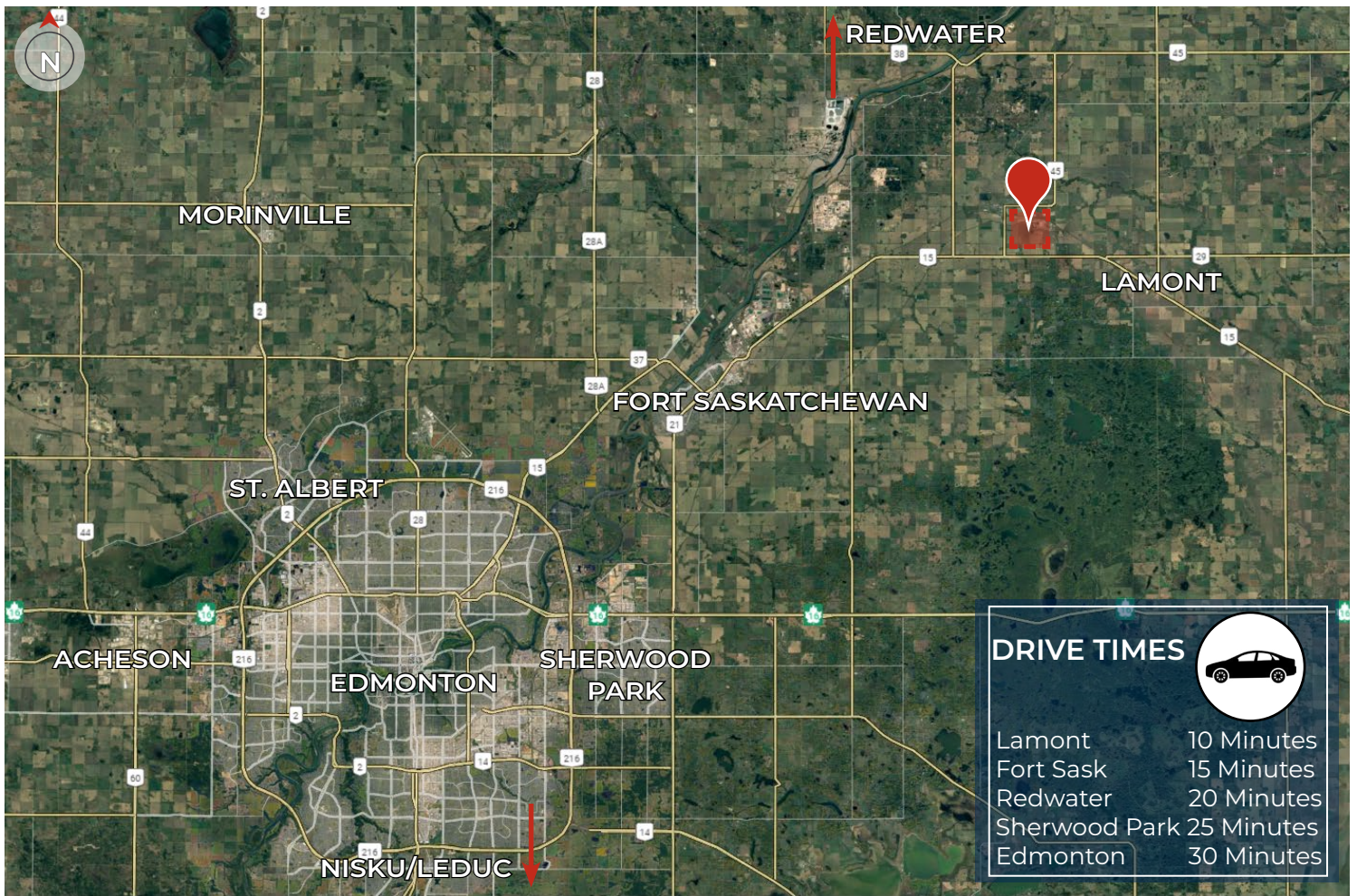


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REGIONAL MAP



Quality Based on *Results*, Not *Promises*.

Contact Us For More Information

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