



Now subdivided and IB-zoned

For Sale

±13.30 acres of IB-zoned land in Northwest Edmonton

- Exceptional exposure with over 615' of frontage along 184 Street
- Additional, separately titled access from 180 Street
- Significant portion of the site is heavily improved with gravel
- Full municipal services available for tie-in
- Surrounded by significant existing development in the heart of Northwest Edmonton
- Within proximity to major thoroughfares including 170 Street, 178 Street, Stony Plain Road (104 Avenue), 107 Avenue, 111 Avenue, 118 Avenue, Yellowhead Trail, and Anthony Henday Drive

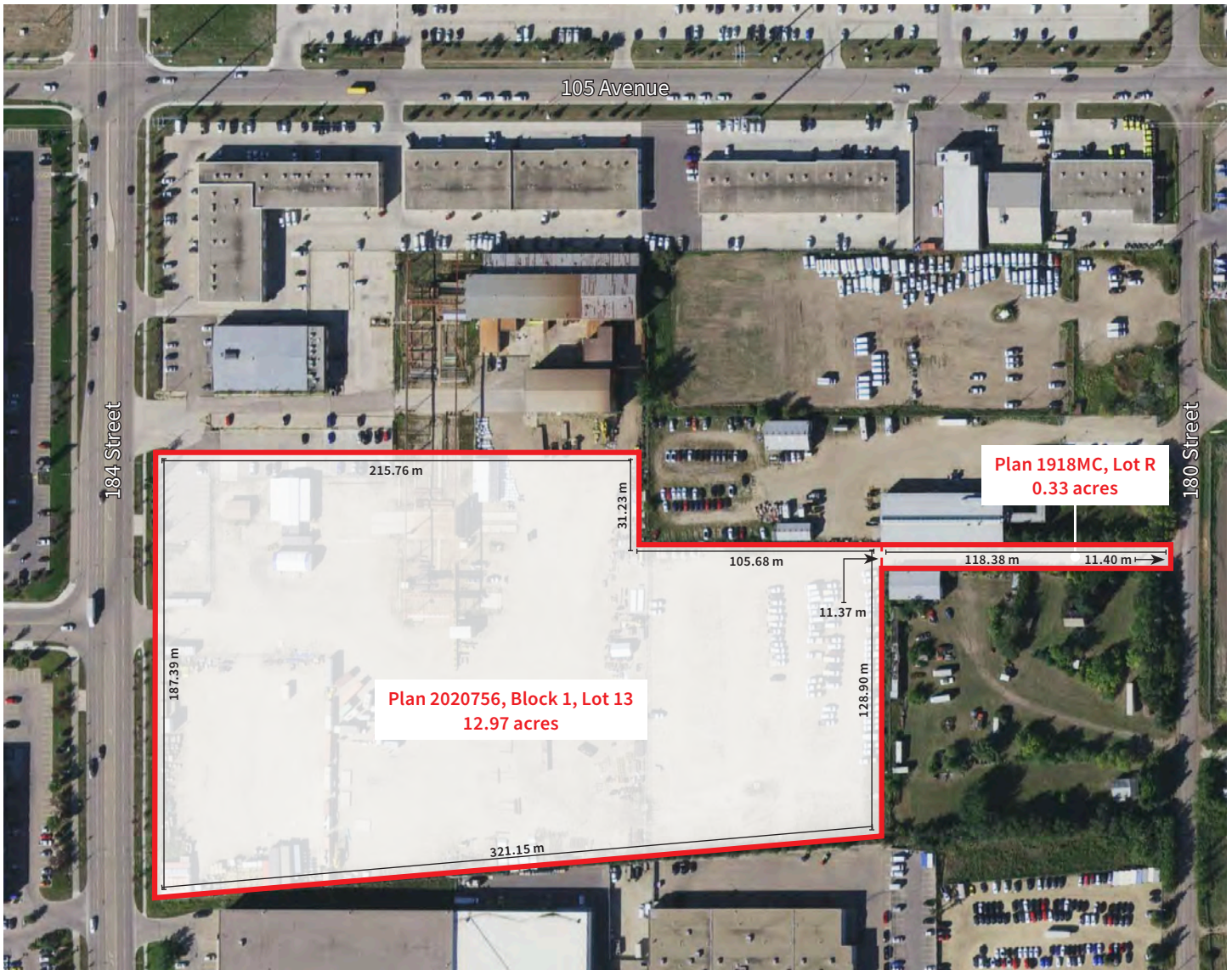
184 Street Lands

105 Avenue & 184 Street
Edmonton, AB



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Site Plan



Property Details

- Site Area:
 - Main Parcel: 12.97 acres
 - Titled Access: 0.33 acres
- Legal Descriptions:
 - Main Parcel: Plan 2020756, Block 1, Lot 13
 - Titled Access: Plan 1918MC, Lot R
- Zoning: IB - Business Industrial

Ideal for large scale distribution, multi-tenant development, or manufacturing users

Sale Details

- Sale Price: \$595,000 per acre



Contact Us

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