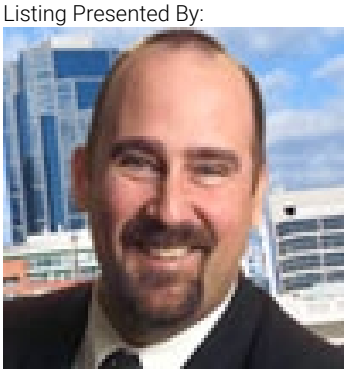


# 5039 50 Street Sylvan Lake Alberta

$385,000

Situated in an excellent high-visibility location along bustling 50 Street, this 5,579 sq ft commercially zoned lot offers outstanding development potential just a short walk from the lake and only moments from Lakeshore Drive. With 36 feet of frontage, the property provides excellent exposure in one of Sylvan Lake's most desirable and active corridors. Zoned W-DC, development opportunities are subject to approval by the Town of Sylvan Lake's Development Authority, allowing for a range of possibilities suited to this vibrant lakeside community. According to Town of Sylvan Lake bylaws, there is potential for development up to four storeys, further enhancing the site's investment appeal. Rear lane access provides convenient parking options, adding to the functionality and versatility of this prime commercial opportunity. (id:6769)


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