



## Morinville Alberta

\$775,000

Amazing opportunity for the small developer/builders. This site has a current active development agreement to build a 20 unit bungalow style town homes or a 32 unit 2 story development. The land is site ready with services at the property line. This small parcel is perfect to develop. It has easy access and its at the entrance to a great Morinville Community called South Glens. The owner has shared an accepted and approved development application. The savings are over \$100,000 in upfront costs: engineering, design, servicing, geotechnical, environmental, traffic impact study, permits, time and energy. (id:6769)

Listing Presented By:



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