



## Edmonton Alberta

\$1,400,000

LOCATED WITHIN CITY LIMITS JUST OFF OF 50 STREET IN THE NORTH END OF EDMONTON THIS 14.39 +/- ACRES OF PRIME LAND BORDERS FORT ROAD ON THE NORTH AND 153 AVE TO THE SOUTH WITHIN A COUPLE OF MINUTES OF THE ANTHONY HENDAY AND 167 AVENUE! SITUATED IN THE PROPOSED GORMAN NEIGHBOURHOOD STRUCTURE PLAN AND CURRENTLY ZONED AGI HOWEVER WILL BE RE-ZONED IN THE NEW GORMAN NEIGHBOURHOOD COMMUNITY PLAN. Be on the ground floor of this new development with the best priced land in all of the area! PHASE 1 & PHASE 2 ENVIROMENTAL AVAILABLE! New development is now Bordering this Parcel. The land has been annexed by the City of Edmonton and it's currently zoned Agricultural/Transitional Zoning and the City will allow a NUMBER OF DEVELOPMENTS ON THE SITE INCLUDING: INDUSTRIAL, RELIGIOUS ASSEMBLIES, SPORTS FACILITIES, GREENHOUSES ETC. The permitted uses are discretionary and can be found on the City of Edmonton Website. Situated Close To All Amenities Ever Desired, This Property is a Must See! (id:6769)

Listing Presented By:



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