



## Fort Saskatchewan Alberta

\$120,000

ATTENTION INVESTORS & DEVELOPERS! Outstanding redevelopment opportunity in the heart of Old Fort Saskatchewan. This offering features LOT 8, ideally situated just steps from the downtown core. The property benefits from rear alley access and is located on a wide street with convenient diagonal parking, enhancing both accessibility and future development potential. Surrounded by ongoing revitalization, this area continues to experience strong growth and investment. Grant opportunities are potentially available from the City of Fort Saskatchewan for downtown redevelopment. Zoned MU-D (Mixed Use Downtown), the property allows for a variety of permitted and discretionary uses, (refer to listing photos for zoning details). Lot measures approximately 33' x 100'. The Seller would prefer to sell this property together with 9803 103 Street (Lots 9/10); however, separate offers will be considered. (id:6769)

Listing Presented By:



Originally Listed by:  
REMAX River City

<https://yeghomes4sale.ca/>



**Royal**

**Le Page Noralta Spruce Grove**

#230, 70 Mcleod Ave , Spruce  
Grove, AB,

Phone: 780-920-0550

Fax:

tyson@royallepage.ca

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.