

# \$651,000 - Lot 2, 12005 97 Avenue, Grande Prairie

MLS® #A2122277

**\$651,000**

0 Bedroom, 0.00 Bathroom,  
Land on 1.55 Acres

Vision West Business Park, Grande Prairie,  
Alberta

Discover the ideal location for your business at this prime 1.55-acre site in Grande Prairie's Vision West Business Park, strategically positioned south of the bustling airport amidst established businesses like Napa Auto Parts, Peavey Mart, and Red-L Distributors. With Business Industrial (IB) zoning and full municipal services, this lot offers versatility and convenience, perfect for a range of business needs. Benefit from the area's future-ready infrastructure and proximity to key transportation networks, ensuring your enterprise's long-term success and growth potential. The neighboring 1.65-lot can be purchased with this listing for a total of 3.2 acres. Call your Commercial Realtor® today and elevate your business to new heights.



## Essential Information

|           |                 |
|-----------|-----------------|
| MLS® #    | A2122277        |
| Price     | \$651,000       |
| Bathrooms | 0.00            |
| Acres     | 1.55            |
| Type      | Land            |
| Sub-Type  | Industrial Land |
| Status    | Active          |

## Community Information

|         |                        |
|---------|------------------------|
| Address | Lot 2, 12005 97 Avenue |
|---------|------------------------|

|             |                           |
|-------------|---------------------------|
| Subdivision | Vision West Business Park |
| City        | Grande Prairie            |
| County      | Grande Prairie            |
| Province    | Alberta                   |
| Postal Code | T8W 0J7                   |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 22nd, 2024 |
| Days on Market | 348              |
| Zoning         | IB               |

### **Listing Details**

|                |                       |
|----------------|-----------------------|
| Listing Office | RE/MAX Grande Prairie |
|----------------|-----------------------|

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