

# \$750,000 - Pt Sw 5-50-1-4, Rural Vermilion River, County of

MLS® #A2151626

**\$750,000**

0 Bedroom, 0.00 Bathroom,  
Commercial on 10.05 Acres

NONE, Rural Vermilion River, County of,  
Alberta

Rare opportunity to buy a 10-acre frontage property on Trans-Canada Yellowhead Highway 16, located just west of the City of Lloydminster in the County of Vermilion River. CN railway on the north boundary. Serviced with power, gas, drilled well, and septic plus an onsite water storage pond for fire. Adjacent ten-acre parcel also available from same vendor making this a very desirable site for self-storage, trucking depot, investment, or any number of other possibilities. Contact listing office for complete information package including Real Property Report and Phase One ESA.

## Essential Information

|           |            |
|-----------|------------|
| MLS® #    | A2151626   |
| Price     | \$750,000  |
| Bathrooms | 0.00       |
| Acres     | 10.05      |
| Type      | Commercial |
| Sub-Type  | Industrial |
| Status    | Active     |

## Community Information

|             |                                  |
|-------------|----------------------------------|
| Address     | Pt Sw 5-50-1-4                   |
| Subdivision | NONE                             |
| City        | Rural Vermilion River, County of |



|             |                            |
|-------------|----------------------------|
| County      | Vermilion River, County of |
| Province    | Alberta                    |
| Postal Code | T0B 2P0                    |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 24th, 2024 |
| Days on Market | 354             |
| Zoning         | CRA             |

### **Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | RE/MAX OF LLOYDMINSTER |
|----------------|------------------------|

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