



26501 - 50 AVENUE

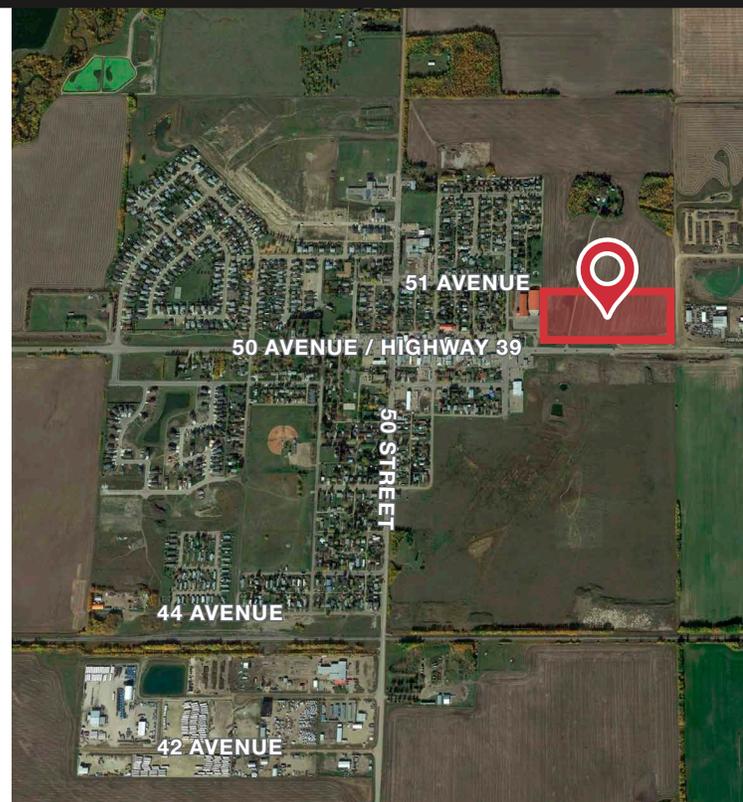
CALMAR, ALBERTA

Property Highlights

- Site located on Calmar's busiest road, which has over 8,800 VPD traffic count
- Minutes from the Edmonton International Airport
- Calmar median household income \$88,208 (2021)
- Calmar per capita income \$41,216 (2021)
- Zoning allows for 40% site coverage
- Ideal for highway strip centre, motel, gas bar, service station, restaurant

Don Robinson

587 635 2490 • drobinson@naiedmonton.com



FOR SALE

CALMAR ALBERTA DEVELOPMENT LAND

11.64 Acres±



Sale Information

SITE SIZE 11.64 Acres±

LEGAL DESCRIPTION Plan 9523940, Lot A

ZONING Highway Commercial

PURCHASE PRICE \$1,480,000.00

PRICE PER ACRE \$127,000.00

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7164-A DR21

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