

**3001 50 Avenue**  
**Olds, Alberta**

**MLS # A2276497**



**\$3,499,000**

**Division:** NONE

**Lot Size:** 7.19 Acres

**Lot Feat:** -

**By Town:** -

**LLD:** 4-33-1-W5

**Zoning:** C1

**Water:** -

**Sewer:** -

**Utilities:** -

An excellent opportunity awaits with this 7.19-acre parcel of commercially zoned land located on the north side of Olds. Ideally situated for a variety of business ventures, this property offers high visibility and easy access to Highway 27 and the QEII corridor. With its generous size and favourable location, the parcel presents significant potential for development—whether you're planning a retail operation, service business, light industrial use, or a future investment. Surrounded by natural growth and development potential, this property is a strategic choice for businesses looking to serve both the Town of Olds and the surrounding rural communities.