

5311 37 Street  
Provost, Alberta

MLS # A2175511



**\$89,900**

**Division:** Provost

**Type:** Mixed Use

**Bus. Type:** -

**Sale/Lease:** For Sale

**Bldg. Name:** -

**Bus. Name:** -

**Size:** 0 sq.ft.

**Zoning:** M

**Heating:** -

**Addl. Cost:** -

**Floors:** -

**Based on Year:** -

**Roof:** -

**Utilities:** -

**Exterior:** -

**Parking:** -

**Water:** -

**Lot Size:** 1.03 Acres

**Sewer:** -

**Lot Feat:** See Remarks

**Inclusions:** na

Prime Opportunity in Provost AB. Just Over 1 Acre of Ready-to-Use Land! Welcome to your next investment! This meticulously prepared and fully fenced lot spans just over an acre, offering boundless potential for storage, development, or future office space. The entire parcel is surrounded by a 6-foot chain link fence, providing security and peace of mind for any use. Key Features: Size: Just over 1 acre of land Security: Fully enclosed with a durable 6-foot fence Preparation: 100% compacted, providing a stable base for storage, construction, or any intended use. Flexibility: Perfect for commercial storage, staging area, or building your custom office space. This lot is ready for immediate use. Whether you're looking to expand your business operations, invest in secure storage, or lay the foundation for your future office, this property is set to accommodate your vision. Act now and make this land the foundation of your success! GST may be applicable.