

10338 255 Street  
Rural Parkland County, Alberta

MLS # A2181303



## \$1,075,750

Division: Acheson

Lot Size: 3.31 Acres

Lot Feat: -

By Town: Edmonton

LLD: 3-53-26-W4

Zoning: BI

Water: -

Sewer: -

Utilities: -

Industrial land in Acheson with direct exposure to Highway 16A. Excellent access to three key transportation corridors - Highway 16A, Highway 16, and Highway 60. Improvements and realignment of Bevington Road & Pinchbeck Road are underway with completion slated for December 2024. Watermain extension to this area planned to commence Winter 2024/2025. Deferred Service Agreement in place (wastewater). Business Industrial Zoning allows for a variety of uses.