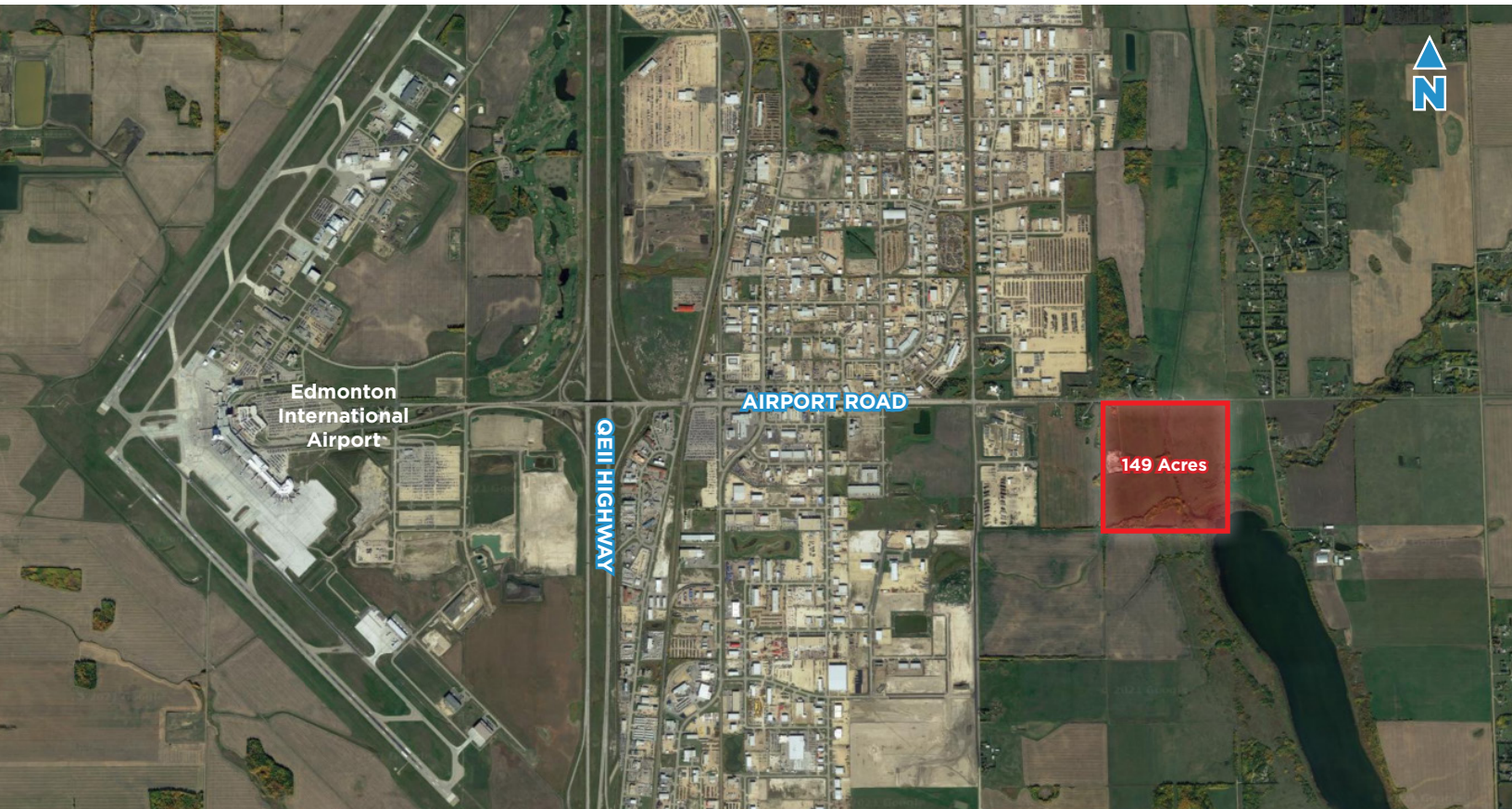


# FOR SALE

**LIZOTTE**  
AND ASSOCIATES REAL ESTATE INC



## Airport Road Industrial

Airport Road & Range Road 247, County of Leduc, AB  
149 Acres (+/-)

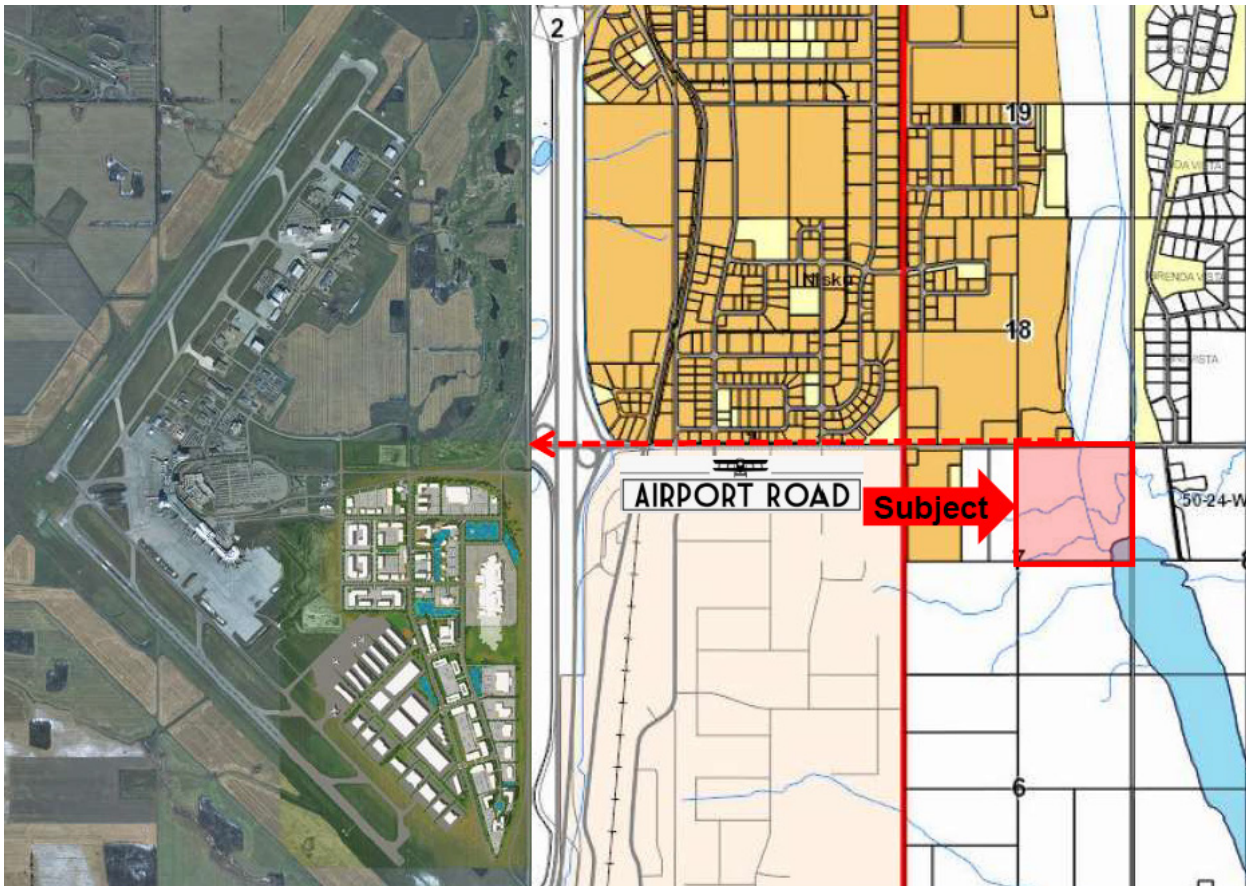
### Property Highlights

- Located 3 Km From Airport
- Vendor Financing Is Available
- Northwest Saunders Lake Area Structure Plan
- Vendor Willing To Sell Smaller Portions Of Land As Little As 20 Acres (Purchase Will Be Responsible For Subdivision And Servicing Costs)
- Partly Serviced Land
- Power Access Next to Alta Link Sub Station with Power lines on site
- Sanitary Trunk Line on Site
- Approximately 3 Km from Hwy 2
- Approximately 3 Km from Hwy 625 (Greater Edmonton Outer Ring Road)

Lizotte and Associates Real Estate Inc.  
#1200, 10117 Jasper Avenue  
Edmonton, AB T5J 1W8  
780.488.0888 | [www.lizotterealestate.com](http://www.lizotterealestate.com)

## Property Details

<b>Address:</b>	Airport Road and Range Road 247, County of Leduc, AB
<b>Legal Description:</b>	Meridian 4, Range 24, Township 50, Section 7, NE
<b>Size:</b>	149 Acres (+/-)
<b>Zoning:</b>	Future Industrial Land
<b>Possession:</b>	Immediate
<b>Purchase Price:</b>	Market



## Contact

**Karim Bensalah**  
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Direct: 780.784.5357  
karim@lizotterealestate.com

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