\$1,944,000 - 15302 101 Street, Clairmont

MLS® #A2206049

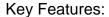
\$1,944,000

0 Bedroom, 0.00 Bathroom, Land on 4.32 Acres

N/A, Clairmont, Alberta

You've heard it before, but for this property, it's worth repeating: Location, Location, Location! This vacant commercial land offers convenience with easy access off a service road and exceptional visibility from HWY 43.

Situated next to Ken-Co Equipment Ltd., and directly across from Traveland RV, this property is perfectly positioned for a wide range of commercial development opportunities. Whether you're planning to build a retail store, office space, or other type of commercial venture, this land is ready for development and set to attract attention from passersby.



Prime location with high traffic visibility

Easy access off a service road

Vacant commercial land, ready for immediate development

Permitted Uses:

* Automotive/Recreation Vehicle Sales and Rental, *Banks/Financial Institutions, *Clinics, *Convenience Food Stores, *Dry Cleaning and Laundry Depots, * Eating Establishments, * Florist Shops, *Gas Bars, *Hotels, *Laundromats, *Motels, *Office or Office Buildings, *Medical/Dental Offices, *Personal







Service Shops, *Pharmacies, *Restaurants, *Retail Stores, *Theatres (Movie and Stage), *Utilities, *Vehicle Washes, *Warehouse Stores. Many additional discretionary uses.

This exceptional property offers endless possibilities for development in one of the most highly sought-after locations in the area.

Don't miss out! Contact us today to schedule a viewing and secure this prime commercial land for your next project!

Essential Information

MLS® # A2206049 Price \$1,944,000

Bathrooms 0.00
Acres 4.32
Type Land

Sub-Type Commercial Land

Status Active

Community Information

Address 15302 101 Street

Subdivision N/A

City Clairmont

County Grande Prairie No. 1, County of

Province Alberta
Postal Code T8V 0P7

Additional Information

Date Listed March 26th, 2025

Days on Market 13
Zoning CC

Listing Details

Listing Office CommVest Realty Ltd.

Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® and

the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services
provided by real estate professionals who are members of CREA. Used under license.