FOR SALE

Waskasoo Creek

4310 – 52nd Ave (Between Taylor and 52nd) Red Deer

Davin Kemshead – Larry Kemshead – Mike Williamson – Joe Perry
403.346.6655 advantagecommercial.ca

ADVANTAGE COMMERCIAL
Century 21

Waskasoo Creek

4310 – 52nd Ave (Between Taylor and 52nd) Red Deer

Property Information

2.185 Acres

Along Taylor Dr.

$4,280,000.00 +GST

Land will not be sold in individual plots, they are merely shown for information purposes

ADVANTAGE COMMERCIAL Century 21

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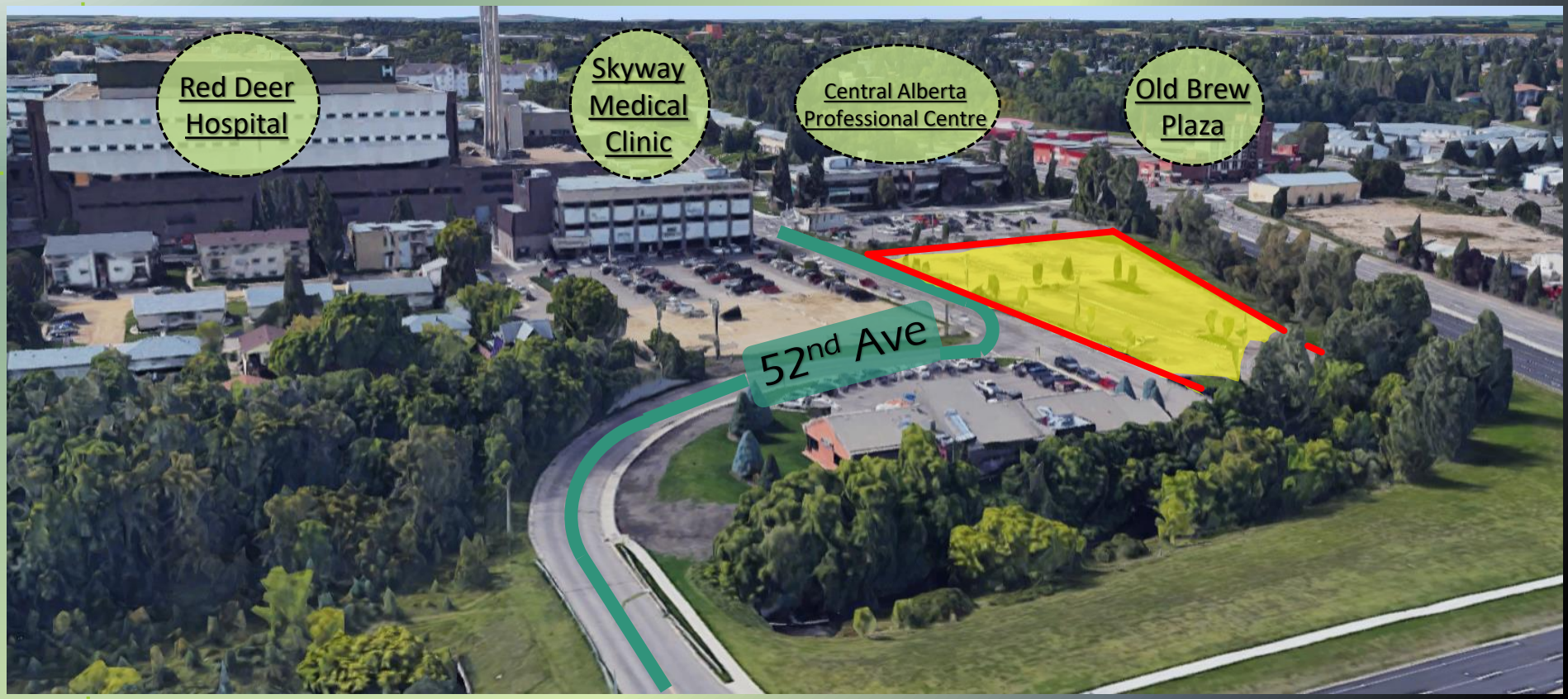

Viewing South West

Property Information

95,198sq.ft. of Commercial C-1 Land For Sale

ADVANTAGE COMMERCIAL
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Viewing North

Property Information

Excellent Location Surrounded By Established Professional Businesses

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Graphic Location

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CONTRACT. THIS OFFERING MAY BE ALTERED OR WITHDRAWN AT ANY TIME WITHOUT NOTICE.

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S
LINC SHORT LEGAL TITLE NUMBER
0018 482 315 2002MC;;2 032 214 967 +1

LEGAL DESCRIPTION
PLAN 2002MC
LOT 2
EXCEPTING THEREOUT ALL MINES AND MINERALS
AREA: 0.397 HECTARES (0.98 ACRES) MORE OR LESS

ESTATE: FEE SIMPLE
ATS REFERENCE: 4;27;38;17;SE

MUNICIPALITY: CITY OF RED DEER

REFERENCE NUMBER: 132D261

REGISTERED OWNER(S)
REGISTRATION DATE(DMY) DOCUMENT TYPE VALUE CONSIDERATION
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032 214 967 16/06/2003 TRANSFER OF LAND SEE INSTRUMENT

S
LINC SHORT LEGAL TITLE NUMBER
0016 533 855 5854HW;;4 062 272 933 +1

LEGAL DESCRIPTION
PLAN 5854HW
LOT 4
EXCEPTING THEREOUT ALL MINES AND MINERALS

ESTATE: FEE SIMPLE
ATS REFERENCE: 4;27;38;17;SE

MUNICIPALITY: CITY OF RED DEER

REFERENCE NUMBER: 30N252

REGISTERED OWNER(S)
REGISTRATION DATE(DMY) DOCUMENT TYPE VALUE CONSIDERATION
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062 272 933 26/06/2006 TRANSFER OF LAND SEE INSTRUMENT

S
LINC SHORT LEGAL TITLE NUMBER
0018 699 421 2002MC;;3 062 272 933

LEGAL DESCRIPTION
PLAN 2002MC
LOT 3
EXCEPTING THEREOUT ALL MINES AND MINERALS
AREA: 0.291 HECTARES (0.72 ACRES) MORE OR LESS

ESTATE: FEE SIMPLE
ATS REFERENCE: 4;27;38;17;SE

MUNICIPALITY: CITY OF RED DEER

REFERENCE NUMBER: 29N252

REGISTERED OWNER(S)
REGISTRATION DATE(DMY) DOCUMENT TYPE VALUE CONSIDERATION
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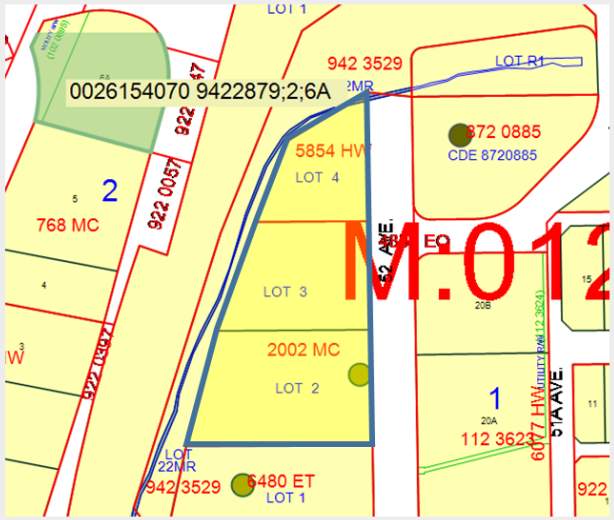
062 272 933 26/06/2006 TRANSFER OF LAND SEE INSTRUMENT



Legal

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Advantage Commercial

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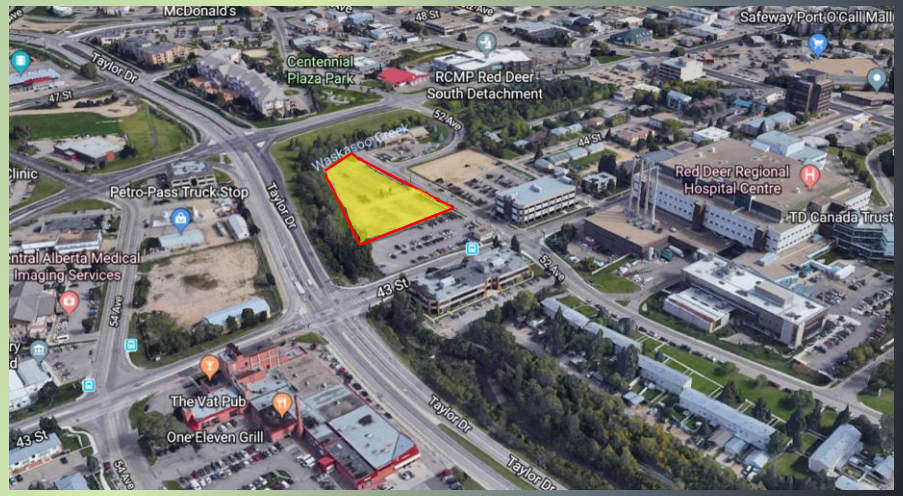
Advantage Commercial is proud to present these **Highly Desirable Plots of Land** to the Red Deer market.

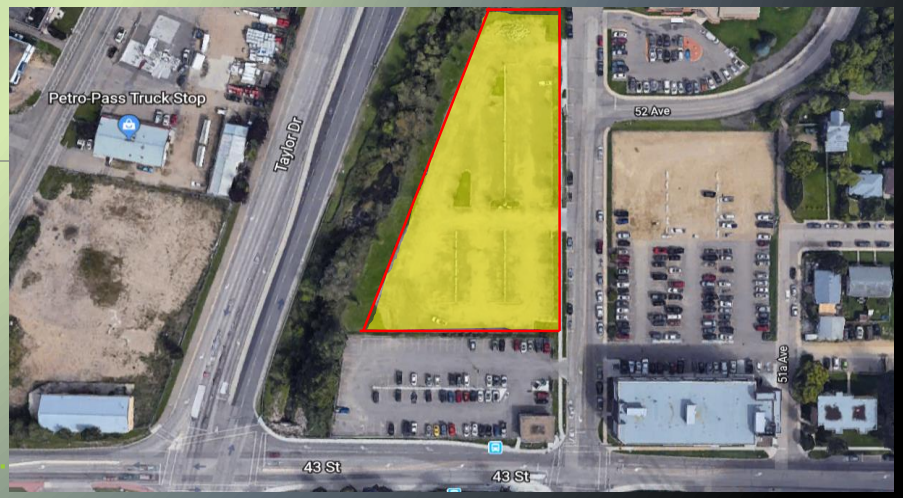
This is a prime opportunity to own **commercial land** in the enviable Area of **Down Town Red Deer**.

Close proximity to the **Red Deer Regional Hospital, City Hall, Downtown Core and Major Arterial Roads** makes this an excellent choice for your next development.

Close to **Public Transportation** as well as features excellent **Exposure Visibility** to **High Traffic** volumes

Please contact us for more information.





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