\$1,323,000 - 3402 79 Avenue, Leduc

MLS® #E4422535

\$1,323,000

0 Bedroom, 0.00 Bathroom, Land Commercial on 0.00 Acres

Leduc Business Park, Leduc, AB

Fully serviced industrial land. 2.52 acres. Ready for immediate development. Build to your exact requirements. Property taxes ~half of the City of Edmonton's. Medium Industrial zoning allows for significant flexibility in use. Build to suite options available. Lots are stripped and graded. Excellent geotechnical qualities. High development standards ensure long term integrity. Access to High Load Corridor. Easy access to the Edmonton International Airport.





Built in 2025

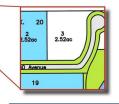
Essential Information

MLS® #	E4422535
Price	\$1,323,000
Bathrooms	0.00
Acres	0.00
Year Built	2025
Туре	Land Commercial
Status	Active

Community Information

3402 79 Avenue
Leduc
Leduc Business Park
Leduc
ALBERTA





1 Lot Available 2.52 acres ± Province AB Postal Code T9E 0Z5

Exterior

Exterior	See Remarks
Construction	See Remarks

Additional Information

Date Listed	February 22nd, 2025
Days on Market	19
Zoning	Zone 81

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Listing information last updated on March 13th, 2025 at 7:47am MDT