

# \$745,500 - 12110 97 Avenue, Grande Prairie

MLS® #A2209311

**\$745,500**

0 Bedroom, 0.00 Bathroom,  
Land on 2.13 Acres

Vision West Business Park, Grande Prairie,  
Alberta

Unlock the potential of this expansive 2.13 acre vacant commercial lot, perfectly positioned for your next development project. Located in a high-traffic area with excellent road frontage and visibility, this property offers a strategic location for retail, office space, hospitality, or other commercial ventures. The lot features easy utility access and is surrounded by a mix of established businesses. With ample space and flexibility, this site presents a rare opportunity to invest in a thriving commercial corridor.



## Essential Information

|           |                 |
|-----------|-----------------|
| MLS® #    | A2209311        |
| Price     | \$745,500       |
| Bathrooms | 0.00            |
| Acres     | 2.13            |
| Type      | Land            |
| Sub-Type  | Commercial Land |
| Status    | Active          |

## Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 12110 97 Avenue           |
| Subdivision | Vision West Business Park |
| City        | Grande Prairie            |
| County      | Grande Prairie            |
| Province    | Alberta                   |
| Postal Code | T8W 0J7                   |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 7th, 2025 |
| Days on Market | 106             |
| Zoning         | IB              |

## Listing Details

|                |                       |
|----------------|-----------------------|
| Listing Office | RE/MAX Grande Prairie |
|----------------|-----------------------|

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