

# \$1,395,000 - 12 Durum Drive, Rural Wheatland County

MLS® #A2220625

**\$1,395,000**

0 Bedroom, 0.00 Bathroom,  
Land on 3.17 Acres

NONE, Rural Wheatland County, Alberta

This prime 3.17 acre industrial lot with **VISIBILITY AND ACCESS ON PAVEMENT** from Highway 1 sits just north of the new De Havilland Field. Fenced and asphalt already done. Origin Business Park is a newer industrial area and the land opportunities are endless with land and taxes that are a fraction of the price of properties near or within the City of Calgary. A mere 13-minute drive from the intersection of Highway 1 and Stoney Trail, as well as close to Chestermere, Strathmore, Balzac and Langdon. This park is also part of Wheatland County's West Highway 1 Area Structure Plan.

## Essential Information

MLS® #	A2220625
Price	\$1,395,000
Bathrooms	0.00
Acres	3.17
Type	Land
Sub-Type	Industrial Land
Status	Active

## Community Information

Address	12 Durum Drive
Subdivision	NONE
City	Rural Wheatland County
County	Wheatland County
Province	Alberta



Postal Code           T0J 1X0

### **Amenities**

Utilities               Electricity at Lot Line, Natural Gas at Lot Line, Phone At Lot Line

### **Exterior**

Lot Description       Cleared, Level, Rectangular Lot

### **Additional Information**

Date Listed           May 15th, 2025

Days on Market       7

Zoning                410

### **Listing Details**

Listing Office         Royal LePage Benchmark

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