

# \$530,000 - 9, On Highway 12, Rural Lacombe County

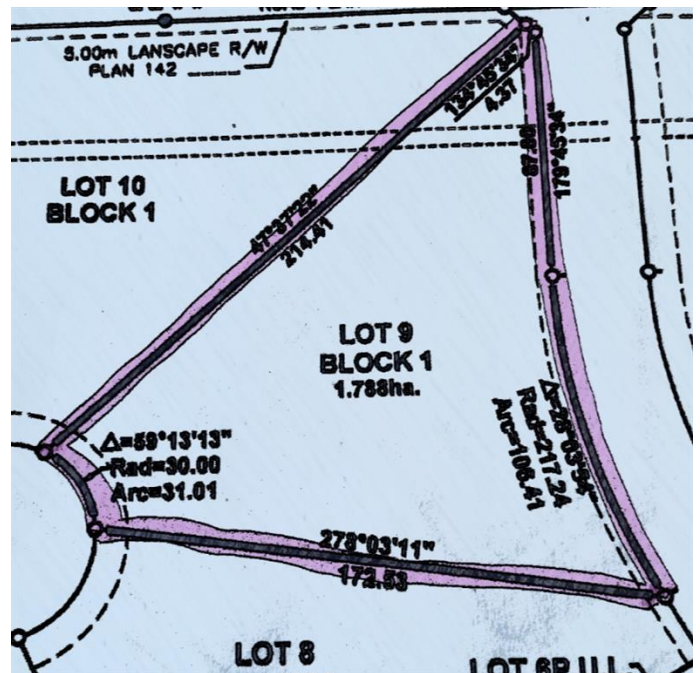
MLS® #A2204228

**\$530,000**

0 Bedroom, 0.00 Bathroom,  
Land on 4.42 Acres

Iron Rail Business Park, Rural Lacombe  
County, Alberta

4.42 ACRES - located east of Lacombe in the Iron Rail Business Park on Highway #12. Property is rough graded with black dirt removed ready for pit-run/gravel. Underground power and natural gas are to the property line. Buyer will be responsible for private water well & septic system. There will be no road bans in effect in the Park. Zoning is Business Industrial District which is to provided for a broad range of commercial and industrial uses. This lot has some excellent exposure from Highway #12. Good location and price per acre.



## Essential Information

MLS® #	A2204228
Price	\$530,000
Bathrooms	0.00
Acres	4.42
Type	Land
Sub-Type	Industrial Land
Status	Active

## Community Information

Address	9, On Highway 12
Subdivision	Iron Rail Business Park
City	Rural Lacombe County
County	Lacombe County
Province	Alberta
Postal Code	T4L 2N2

## Additional Information

Date Listed	March 20th, 2025
Days on Market	30
Zoning	I-BI

## Listing Details

Listing Office	RE/MAX real estate central alberta
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