

# \$16,757,850 - 10646 74 Street Se, Calgary

---

MLS® #C4131415

**\$16,757,850**

0 Bedroom, 0.00 Bathroom,  
Land on 23.77 Acres

NONE, Calgary, Alberta

Back on Market 23.77 acres. Prime Industrial Land. Located in Point Trotter industrial area. Next to Stony Trail. Great visibility, full city services available. Paved access. Call Realtor for detailed information price reduction for payment of City levies and site work. Offer over 5 Million will be considered. Largest remaining lot available adjacent to Stoney Trail . Possible usages include, Concrete plant, Equipment sales, Truck and Trailer sales and repair. Large warehousing or outside & inside storage. Trucking crossdocking facility, Limited food processing considered. Price of land in this area are increasing quickly. Full view of Stoney Trail. No required building size requirement or time line as required for City Industrial sale lots.



## Essential Information

MLS® #	C4131415
Price	\$16,757,850
Bathrooms	0.00
Acres	23.77
Type	Land
Sub-Type	Industrial Land
Status	Active

## Community Information

Address	10646 74 Street Se
Subdivision	NONE

City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2C 5P5

## Exterior

Lot Description	Irregular Lot, Level, See Remarks
-----------------	-----------------------------------

## Additional Information

Date Listed	August 1st, 2017
Days on Market	2932
Zoning	S-TUC

## Listing Details

Listing Office	RE/MAX LANDAN REAL ESTATE
----------------	---------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.