

# \$849,000 - 7428 Bulyea Avenue, Fort McMurray

MLS® #A2174531

**\$849,000**

0 Bedroom, 0.00 Bathroom,  
Land on 0.72 Acres

Waterways, Fort McMurray, Alberta

Prime Investment Opportunity in Fort McMurray!

This Expansive 30,000+ sq ft corner lot is fully serviced with water, sewer, and power is perfectly positioned in a high-demand area and zoned C-1, offering tremendous potential for Commercial Development. Whether you choose to Custom-build or bring in a ready-to-move (RTM) structure, this property provides unmatched flexibility to create the business of your dreams. The strategic location, surrounded by parks and green spaces, ensures excellent visibility and accessibility—ideal for a variety of business ventures.

Priced competitively to sell, this rare opportunity offers significant growth and profitability potential. Don't miss your chance to secure one of Fort McMurray's most sought-after properties. The possibilities are endless—turn your vision into reality and start building your next successful venture today!



## Essential Information

MLS® #	A2174531
Price	\$849,000
Bathrooms	0.00
Acres	0.72
Type	Land
Sub-Type	Commercial Land

Status	Active
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## Community Information

Address	7428 Bulyea Avenue
Subdivision	Waterways
City	Fort McMurray
County	Wood Buffalo
Province	Alberta
Postal Code	T9H 1B6

## Exterior

Exterior Features	Storage
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## Additional Information

Date Listed	October 21st, 2024
Days on Market	329
Zoning	PS And C1

## Listing Details

Listing Office	RE/MAX Connect
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