

# \$457,470 - 500 Shantz Drive, Didsbury

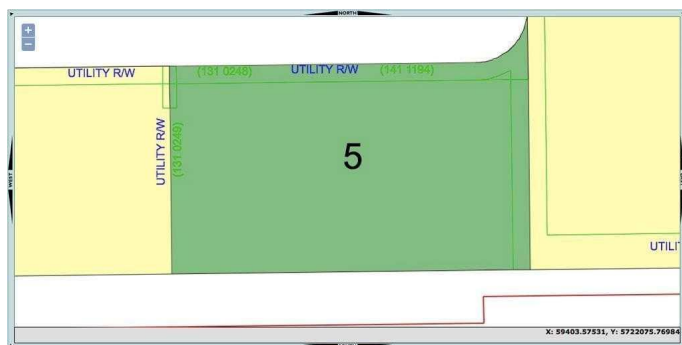
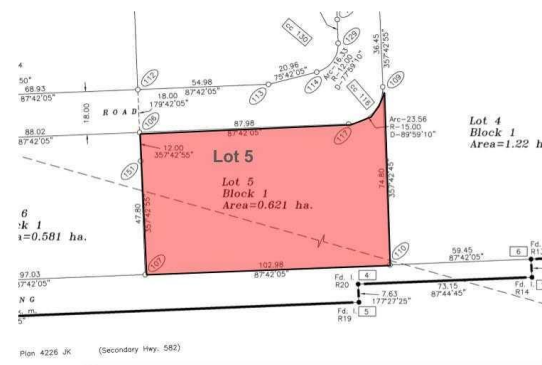
MLS® #A2133455

**\$457,470**

0 Bedroom, 0.00 Bathroom,  
Land on 1.53 Acres

NONE, Didsbury, Alberta

Three commercial lots for sale in Shantz Village Phase 2 totalling 5.98 Acres. Asking price is \$299,000 per Acre. Lot 4 (400 Shantz Village 2024 tax: \$8,340.00 | Size: 3.010 AC | LINC: 0035569277). Lot 5 (500 Shantz Village 2024 tax: \$4,239.44 | Size: 1.530 AC | LINC: 0035569285) Lot 6 (600 Shantz Village 2024 tax: \$3,990.09 | Size: 1.440 AC | LINC: 0035569293). Land Use: C-1 General Commercial. Anchored By Buy-Low Foods, Dollarama & Pet Valu. Retail stores, walking paths, mixed use commercial and a new large multi residential development (have your Realtor call for more details). Proposed Liquor store and Cannabis outlet. Didsbury is located just off of QEII Highway, approx 70 km from the Calgary International Airport, or 47 minutes drive. There is a 9-hole golf course, aquatic centre, two ice rinks, softball/baseball diamonds, parks and playgrounds. There is also a hospital, an RCMP detachment as well as the Olds-Didsbury Airport, primarily for small aircraft, general aviation, and a helipad for STARS air ambulance to land. Located beside the newly announced Development with 207 unit residential rental development.



## Essential Information

MLS® #	A2133455
Price	\$457,470
Bathrooms	0.00

Acres	1.53
Type	Land
Sub-Type	Commercial Land
Status	Active

### **Community Information**

Address	500 Shantz Drive
Subdivision	NONE
City	Didsbury
County	Mountain View County
Province	Alberta
Postal Code	T0M 0W0

### **Exterior**

Lot Description	Irregular Lot, Level, See Remarks, Views
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### **Additional Information**

Date Listed	May 20th, 2024
Days on Market	321
Zoning	C-1

### **Listing Details**

Listing Office	Century 21 Masters
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