

## \$48,800 - 5004 53 Street, Clyde

MLS® #E4359770

**\$48,800**

0 Bedroom, 0.00 Bathroom,  
Land Commercial on 0.00 Acres

Clyde, Clyde, AB

READY FOR YOUR INDUSTRIAL /  
COMMERCIAL building to be constructed.  
Industrial park with 0.5 acre lots in the Village  
of Clyde, only 50 minutes drive north of  
Edmonton, 35 minutes from St. Albert. Keep  
your operating expenses low by being in this  
dynamic little community instead of Edmonton.  
Newer Kindergarten to grade 9 school. GST is  
applicable and will be added. Lot size is  
approximately 86' X 254' (26.13m X 77.31m).  
Cleanliness covenant, water and sewer at  
backside, on trucking route - 52 ave, located  
10 minutes from Westlock.



### Essential Information

MLS® #	E4359770
Price	\$48,800
Bathrooms	0.00
Acres	0.00
Type	Land Commercial
Status	Active

### Community Information

Address	5004 53 Street
Area	Clyde
Subdivision	Clyde
City	Clyde
County	ALBERTA

Province	AB
Postal Code	T0G 0P0

### **Additional Information**

Date Listed	September 25th, 2023
Days on Market	570
Zoning	Zone 60

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 17th, 2025 at 8:47pm MDT