\$575,000 - 104 Mcleod Avenue, Spruce Grove

MLS® #E4428316

\$575,000

0 Bedroom, 0.00 Bathroom, Land Commercial on 0.00 Acres

City Centre, Spruce Grove, AB

A Prime 8580+/- SF parcel of bare commercial land in the heart of Spruce Grove's bustling City Centre Commercial District on McLeod Avenue. Zoned C1, this lot offers a range of development opportunities including retail, professional services, health services, multi-unit dwelling, live-work dwelling and more. C1 zoning also allows for the development of up to 4 storeys. Priced at \$650,000, this is a rare chance to secure a foothold in a thriving business hub. Perfect for investors or developers looking to make their mark in a high-traffic location, McLeod Avenue sees approximately 8900+/- vehicles per day.

Essential Information

MLS® # E4428316

Price \$575,000

Bathrooms 0.00

Acres 0.00

Type Land Commercial

Status Active

Community Information

Address 104 Mcleod Avenue

Area Spruce Grove

Subdivision City Centre

City Spruce Grove







County ALBERTA

Province AB

Postal Code T7X 2H8

Additional Information

Date Listed March 28th, 2025

Days on Market 219

Zoning Zone 91

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Listing information last updated on November 2nd, 2025 at 7:17pm MST