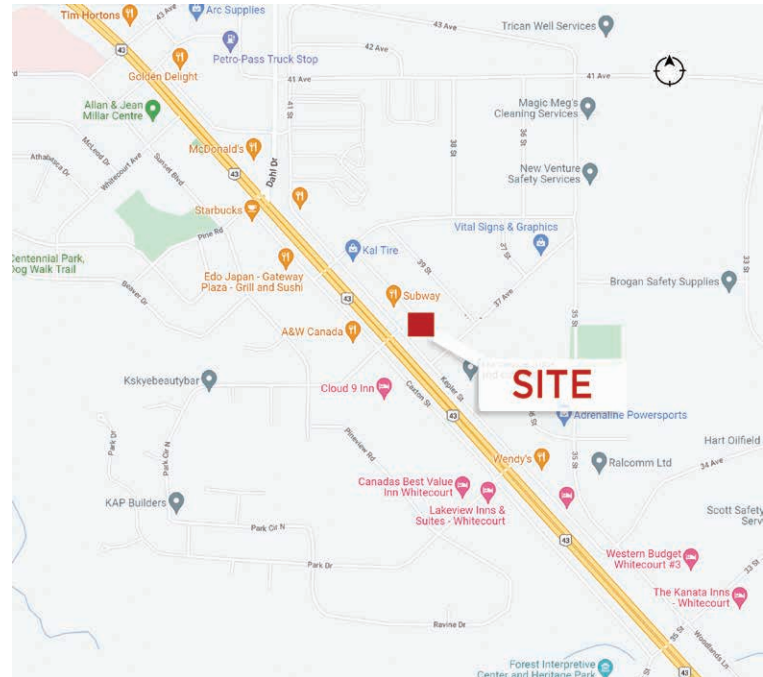




**±3,000 SF High Exposure  
Retail/Industrial Property**

**Property Highlights**

- C-3-Highway Commercial Zoning
- Surrounding developments consist primarily of Highway commercial retail, gas bar, quick serve restaurant
- Borders industrial parks to the South and North East
- Highway 43 exhibits in excess of 12,800 Vehicles Per Day
- 2021 estimated household income \$124,131 within 3km of subject site.
- Sale Price \$475,000.00



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**Property Photos**



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FOR SALE  
**High Exposure Showroom  
Industrial**  
3718 Kepler Street Whitecourt, AB

**Property Details**

**Municipal Address:** 3718 Kepler Street Whitecourt AB  
**Legal Description:** Lot 15, Block 6, Plan 7922828  
**Zoning:** C-3 Highway Commercial

**Neighbourhood:** Whitecourt AB  
**Building Size:** ±3,000 SF  
**Site Size:** ±7,500 SF  
**Taxes:** \$5,092.93 (2022)

**Aerial Photo**



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