

## LOT 223 | 3.53 ACRES

Legal Description: Plan 0740392 | Block 2, Lot 223

Site Size: 3.53 Acres

Zoning: MI - Medium Industrial

## **Example Build-out**

Site Coverage: 23%

Building Size: 35,600 SF

Loading: Dock & Grade





# LOT 333B | 5.02 AC

Legal Description: Plan 1320217 | Block 1, Lot 333B

Site Size: 5.02 Acres

Zoning: MI - Medium Industrial

# **Example Build-out**

Site Coverage: 14%

Building Size: 31,350 SF

Loading: Grade





# LOT 406 | 4.89 AC

Legal Description: Plan 1424920 | Block 5, Lot 406

Site Size: 4.89 Acres

Zoning: MI - Medium Industrial

## **Example Build-out**

Site Coverage: 22%

Building Size: 47,400 SF

Loading: Dock & Grade





# Lot 3 | 11.84 AC

Legal Description: Plan 16229847 | Block 5 Lot 3

Site Size: 11.84 Acres

Zoning: MI - Medium Industrial

## **Example Build-out**

Site Coverage: 15%

Building Size: 78,500 SF

Loading: Grade / Drive - Thru





# Lot 420 | 8.26 AC

Legal Description: Plan 1821730 | Block 5, Lot 420

Site Size: 8.26 Acres

Zoning: MI - Medium Industrial

## **Example Build-out**

Site Coverage: 5%

Building Size: 17,200 SF

Loading: Grade





#### **Develop Your Vision**

- TAG Developments has flexible build-to suit options that can help you maximize space and efficiency for your business, plan for growth and scalability of your operations and align your company needs with current market demands.
- TAG Developments takes the initiative in streamlining land acquisition, permit approval and construction management into one easy process to save your business time and money. Ask more about the build-to-suit options to learn more on how to expand your business and develop your vision.

#### About the Developer

- Operating since 1971, TAG Developments has built or purchased over 2 million square feet of industrial, office, and retail space and developed and sold over 4,250 acres of land in the Edmonton Metropolitan Region.
- TAG Developments is a full cycle real estate developer in the Edmonton Metropolitan Region. Developing raw land into industrial, commercial, and residential neighborhoods for the end user is their main focus.



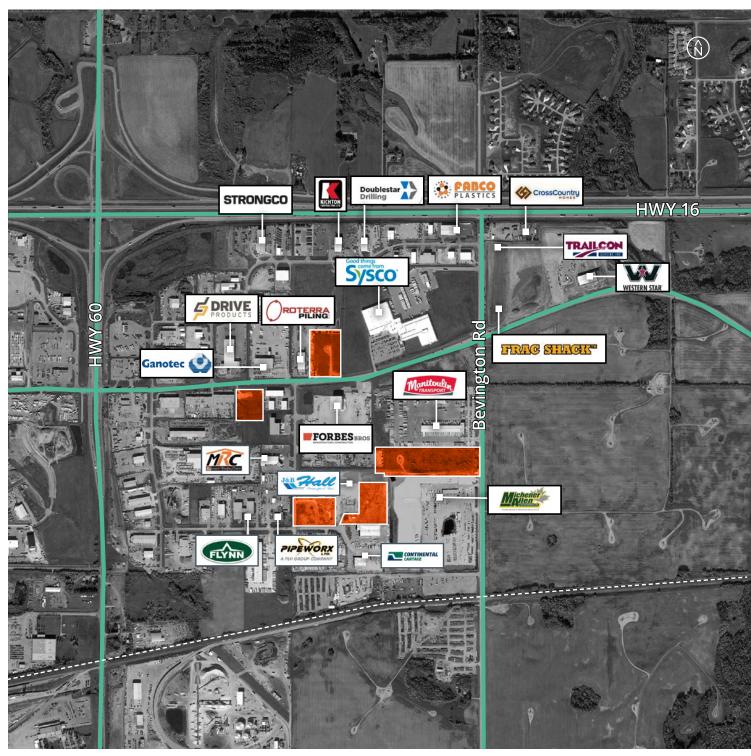






#### Location

- Acheson is one of the largest and fasted growing industrial areas in Western Canada and is located at the junction of major provincial and regional arterial roadways
- Acheson's offers lower property tax and no business tax
- Close proximity to multiple communities allows Acheson businesses excellent access to a large skilled labour pool
- Flexible zoning
- Acheson's industrial purpose is to support continued light industrial and medium industrial development to accommodate the growth of Acheson as a Major Employment Area



### Get more information

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