

# The Morsky Group

## INDUSTRIAL LOT FOR SALE



### Frontier Development Industrial Park

**Lot 22, Block A  
Registered Plan No.  
101951928 Extension 0**

Dimensions: 127.86 X 67.68

Size: 2.14 acres

Selling Price: \$138,000 per acre  
\$295,320 total

### Description:

This industrial corner lot fronts onto Shand Road just south of Highway 39 in the Frontier Development Industrial Park east of the City of Estevan. The park itself is bordered by Highway 39 and Shand Road, and has excellent access and exposure. The property is completely graded and stripped. Gas, water and telephone included. There is an additional \$20,000 water hookup fee payable to the R.M. of Estevan. The R.M. is also offering a three year tax waiver as an incentive to local businesses. High profile neighboring businesses include Peterbilt and Kramer.

The Morsky Group is offering this lot for immediate sale or will consider "build to suit" arrangements for acceptable purchasers.

### **FOR MORE INFORMATION, OR TO CONFIRM AVAILABILITY OF OTHER LOTS, CALL:**

THE MORSKY GROUP  
(306) 924-1065  
[www.morsky.ca](http://www.morsky.ca)

LORNE SCHNELL  
(306) 535-3459 or [lorne@morsky.ca](mailto:lorne@morsky.ca)

WAYNE MORSKY  
(306) 536-3101 or [wayne@morsky.ca](mailto:wayne@morsky.ca)

