

**524 Gateway Road NE**  
**Airdrie, Alberta**

**MLS # A2235903**



**\$999,000**

**Division:** Gateway

**Lot Size:** 1.15 Acres

**Lot Feat:** -

**By Town:** -

**LLD:** -

**Zoning:** DC-27-B

**Water:** -

**Sewer:** -

**Utilities:** -

Exceptional commercial development opportunity in the city of Airdrie with DC zoning, ready to build and perfectly positioned on a high-exposure corner lot surrounded by streets with full access and excellent curb appeal. Located directly across from two established hotels and a busy retail plaza, this prime site offers outstanding visibility and steady traffic, making it ideal for a wide range of commercial uses such as retail, office, or restaurant. Perfect opportunity for hotel/ motel development or a banquet hall as well!. The area is rapidly growing with strong commercial demand, and all surrounding infrastructure is already in place, making this a rare and strategic opportunity for investors or developers looking to capitalize on a premium location in one of Alberta's fastest-growing cities.