



# FOR SALE

LOCATED IN THE  
**HEADINGLEY BUSINESS PARK**  
**HEADINGLEY, MANITOBA**

**BUILD TO SUIT AVAILABLE**

## INDUSTRIAL LOTS FOR IMMEDIATE CONSTRUCTION

### Property Summary

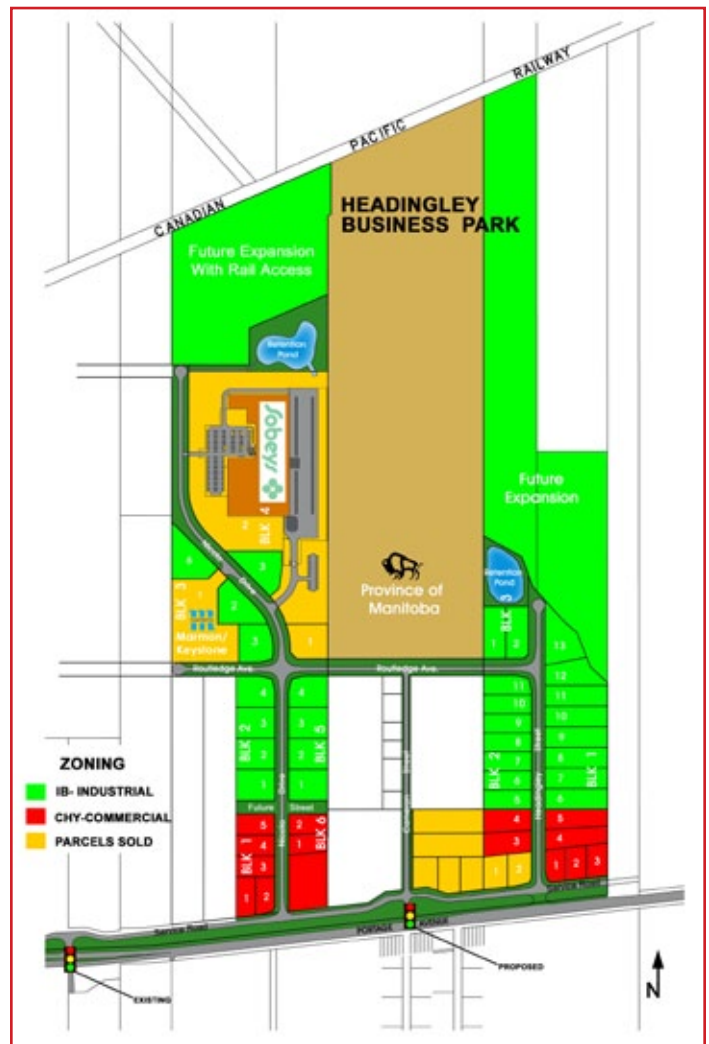
Available	32 Industrial Lots
Sizes	Range from 1.09 - 29.3 Acres
Contiguous Sizes Available:	6.6 Acres 8.7 Acres 14.4 Acres 29.3 Acres
Sale Price	Starting at \$120,000/Acre
Zoning	IB - Industrial Business Zone

### Features

- Municipal Sewer & Water
- Gas, Hydro (3-Phase), MTS to lot line.
- Heavy duty asphalt roads.
- Ready to build lots.
- Low permit fees (quick turnaround of permits)
- No business tax.
- Low property taxes.
- Rail access available.
- **Join Sobeys, Marmon Keystone, & Province of Manitoba - Corrections.**

### Location

- Located 5 minutes west of the Perimeter Highway.
- Controlled intersection access to Trans Canada Highway.
- Growing community with over 200 residential lots to be built in next 5 years.





# HEADINGLEY BUSINESS PARK

## INQUIRIES

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