

# \$1,140,000 - 11 Westwind Drive, Spruce Grove

MLS® #E4399387

**\$1,140,000**

0 Bedroom, 0.00 Bathroom,  
Land Commercial on 0.00 Acres

None, Spruce Grove, AB

1.2 (+/-) acre development opportunity at Westwind Centre! Located just a 10 minute drive from West Edmonton at the intersection of Highway 16 and Century Road. excellent exposure with approximately 55,000 vehicles passing per day. Westwind Centre is a major commercial destination and serves as the hub for a variety of uses including retail, person and professional services and restaurants. Nearby amenities include Tim Hortons, No Frills, McDonalds, Westwind Health Centre, pharmacy, daycare and barber. Zoned C2

## Essential Information

|           |                 |
|-----------|-----------------|
| MLS® #    | E4399387        |
| Price     | \$1,140,000     |
| Bathrooms | 0.00            |
| Acres     | 0.00            |
| Type      | Land Commercial |
| Status    | Active          |

## Community Information

|             |                   |
|-------------|-------------------|
| Address     | 11 Westwind Drive |
| Area        | Spruce Grove      |
| Subdivision | None              |
| City        | Spruce Grove      |
| County      | ALBERTA           |
| Province    | AB                |



Postal Code           T7X 0V6

**Additional Information**

Date Listed           July 25th, 2024

Days on Market     276

Zoning               Zone 91

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Listing information last updated on April 27th, 2025 at 11:32am MDT