

# \$5,500,000 - Hwy 58 A & Canal Bank - 236 Crafters Crescent, Welland (broadway)

MLS® #X12108582

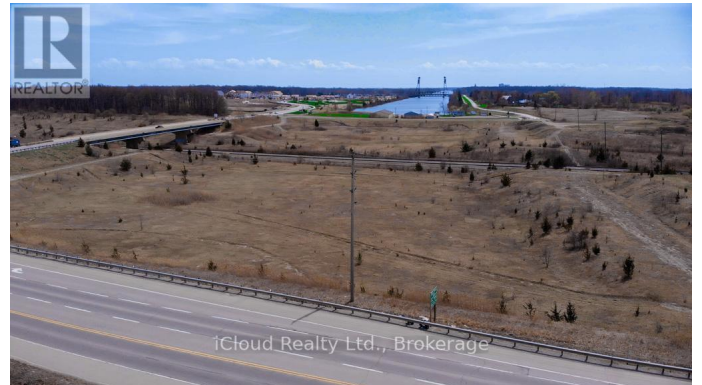
**\$5,500,000**

0 Bedroom, 0.00 Bathroom, 44 sqft  
Vacant Land on 43.55 Acres

772 - Broadway, Welland (broadway), Ontario

This prime 43+ acre parcel of land offers a unique opportunity. Located directly across from the Flatwater Centre and surrounded by established and upcoming subdivisions from several reputable builders, the property boasts of frontage along Highway 58A. Currently zoned as Open Space (O2), the land is strategically positioned across three key intersections: Highway 58A / Highway 58, Canal Bank Street, Prince Charles Rd. with convenient access to Highways 140 and 406.

The City of Welland is actively offering incentives to encourage redevelopment which could greatly benefit this parcel. The possibilities for this site are truly limitless. In the Short term vision this land could be zoned L1 Light industrial. Please refer attached present zoning uses. (id:6289)



## Essential Information

Listing #	X12108582
Price	\$5,500,000
Bathrooms	0.00
Square Footage	44
Acres	43.55
Type	Vacant Land

## Community Information

Address Hwy 58 A & Canal Bank - 236 Crafters Crescent  
Subdivision 772 - Broadway  
City Welland (broadway)  
Province Ontario  
Postal Code L3B5N7

### **Amenities**

Amenities Highway, Recreation

### **Listing Details**

Listing Office iCloud Realty Ltd.



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