



± 0.60 ACRES AVAILABLE
FOR SALE

LAND

1407 8th AVENUE

Highway 5, HUMBOLDT SK

 **CUSHMAN &
WAKEFIELD**
Saskatoon

PROPERTY DETAILS

\$169,000.00

Asking Price

Immediate

Availability

District:	Humboldt, SK
Zoning:	C2 - (Medium Density Commercial)
Parcel #:	152966098
Site Size:	0.60 Acres
Access:	Highway 5 / 8 th Avenue
Serviced:	Full services adjacent to parcel

HIGHLIGHTS

- Surrounded by residential properties and retail including KFC, A&W, Family Pizza, IG Private Wealth Management, Subway, Dairy Queen
- Redevelopment potential
- Attractive corner location



LEAD AGENT

SCOTT FRIESEN

President / Broker

1-306-934-3377

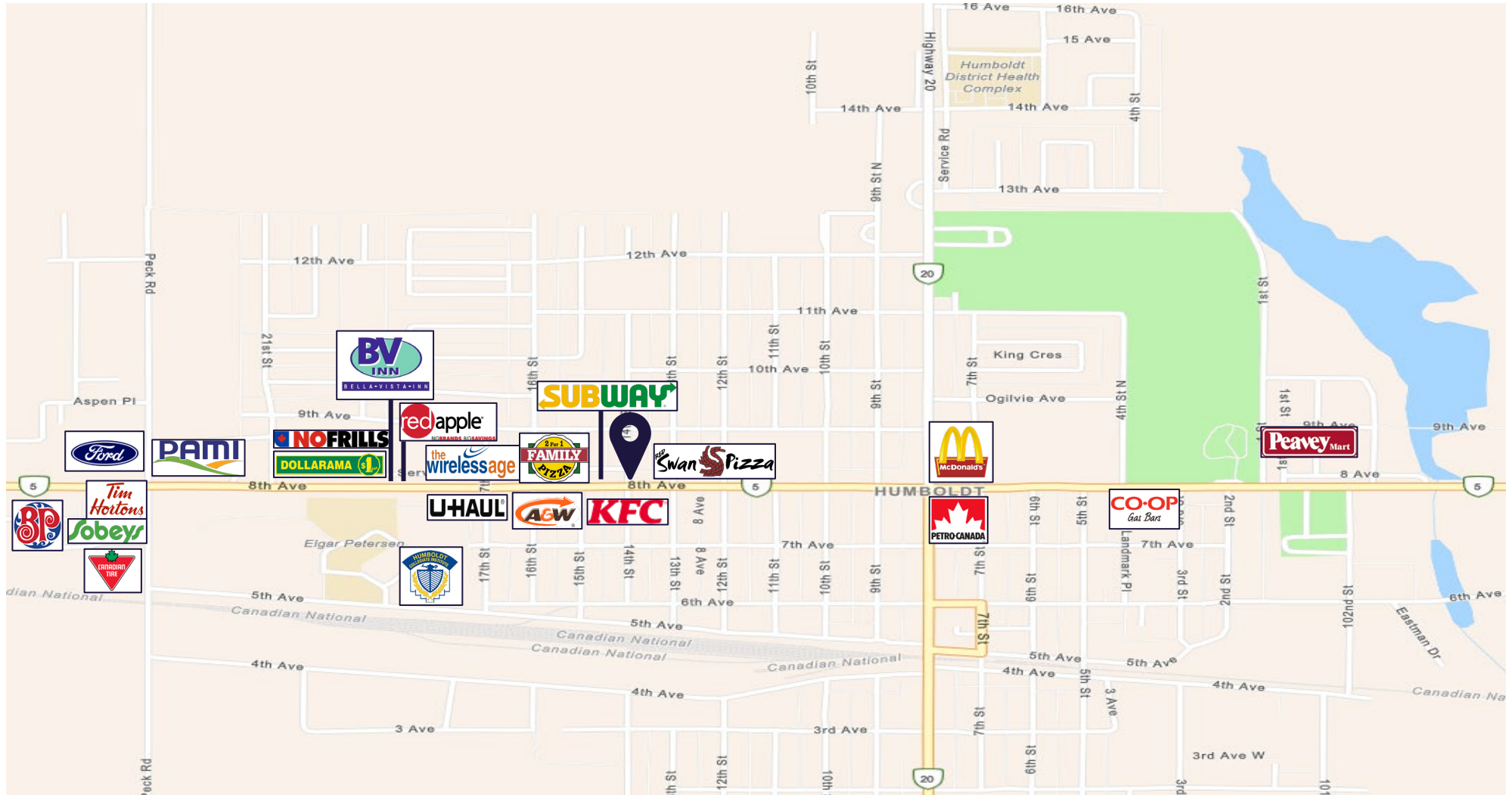
scott.friesen@cwsaskatoon.com



NEIGHBOURHOOD PROFILE

HUMBOLDT

FOR SALE | 1407 8th Avenue, Humboldt SK



- High visibility location on Humboldt's retail strip
- Ease of access provided by way of 8th Ave (HWY 5) and HWY 20



SCOTT FRIESEN

President / Broker

1-306-934-3377

scott.friesen@cwsaskatoon.com

CAMRYN GILLIES

Sales Associate

1-306-313-2749

camryn.gillies@cwsaskatoon.com

OFFICE

1-306-934-3377

info@cwsaskatoon.com

CUSHMAN & WAKEFIELD SASKATOON
A LOCAL FIRM WITH GLOBAL REACH

215-350 3rd Avenue North
Saskatoon, SK S7K 2J1
cushmanwakefieldsaskatoon.com

©2024 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.