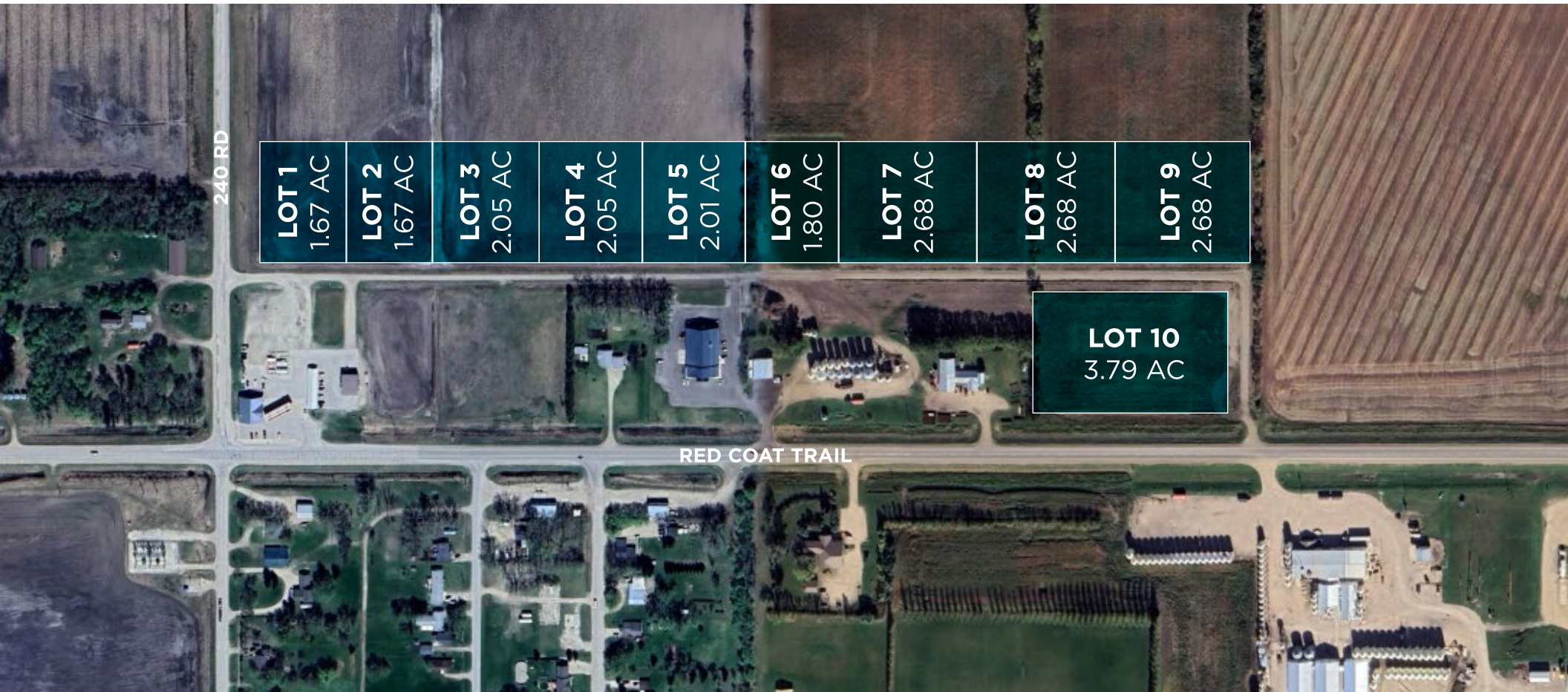


# INDUSTRIAL LAND FOR SALE

## ST CLAUDE ALONG HWY 2



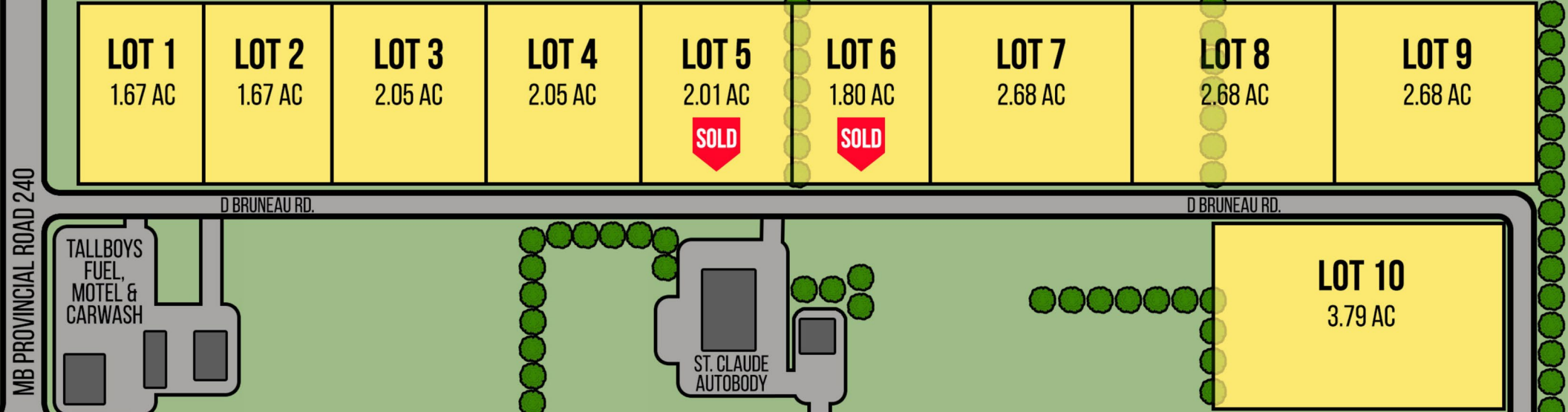
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 **CUSHMAN &  
WAKEFIELD**  
Winnipeg



# PROPERTY HIGHLIGHTS

## VARIOUS SIZES AVAILABLE - LOTS CAN BE COMBINED

- Fully serviced, zoned industrial lots available in St. Claude ready for development.
- Multiple lot sizes available to accommodate a wide range of commercial or industrial needs.
- Conveniently located just off of Highway 2, providing excellent accessibility.
- Vendor is open to build-to-suit options.

**SALE PRICE:** \$50,000 PER ACRE

LOT	(+/-) ACRES
1	1.67
2	1.67
3	2.05
4	2.05
5	SOLD
6	SOLD
7	2.68
8	2.68
9	2.68
10	3.79

# MUNICIPALITY OF GREY

## SAINT CLAUDE, MB



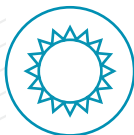
### COMMUNITY AND LOCATION

St. Claude is a small Local Urban District in the Rural Municipality of Grey, about 73 km southwest of Winnipeg, Manitoba, acting as a service hub for nearby rural areas.



### NATURAL ATTRACTIONS: BIG GRASS MARSH

It sits in Manitoba's agricultural belt, surrounded by farmland and open prairie landscapes rather than large natural parks.



### RECREATION AND OUTDOOR ACTIVITIES

Residents use local parks and open spaces for walking, casual sports, and seasonal outdoor events, with hunting and fishing available in the surrounding countryside.



### POPULATION AND GROWTH

The population is about 590, with modest, stable growth typical of small Manitoba communities.



[CLICK HERE FOR MORE INFO](#)

# AREA MAP

**20 MINS**  
PORTAGE LA PRAIRIE, MB

**57 MINS**  
HEADINGLEY, MB

**50 MINS**  
WINNIPEG PERIMETER HWY





## CONTACT

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