$1,500,000 - 52576 Rge Road 222, Rural Strathcona County

MLS® #E4420085

$1,500,000

0 Bedroom, 0.00 Bathroom,
Land Commercial on 0.00 Acres

Willow Dale Estates, Rural Strathcona County, AB

Discover an exceptional 5.14 - Acre parcel of prime land in the desirable Rural Strathcona County. Minutes to Sherwood Park and 1.5 KM South Of Ardrossan. This rare opportunity boasts city services at the property line, paving the way for your dream development. Strategically located just seconds from the corner of Range Rd 222 & Township Rd 530 (Baseline RD), this property offers unparalleled convenience and accessibility with road on both sides. Crucially, this property is not located within a subdivision, providing a unique opportunity. The acreage provides ample space and flexibility for a variety of potential uses, limited only by your vision. Current Zoning: Low Density Country Residential (Buyer to verify permitted uses and rezoning potential with Strathcona County). Don't miss this incredible opportunity to own a substantial piece of land in a Prime Location !!!!!

Built in 1960

Essential Information

MLS® #	E4420085
Price	$1,500,000
Bathrooms	0.00

Acres	0.00
Year Built	1960
Type	Land Commercial
Status	Active

Community Information

Address	52576 Rge Road 222
Area	Rural Strathcona County
Subdivision	Willow Dale Estates
City	Rural Strathcona County
County	ALBERTA
Province	AB
Postal Code	T8E 2G1

Additional Information

Date Listed	February 3rd, 2025
Days on Market	60
Zoning	Zone 80