

\$545,000 - None, Rural Red Deer County

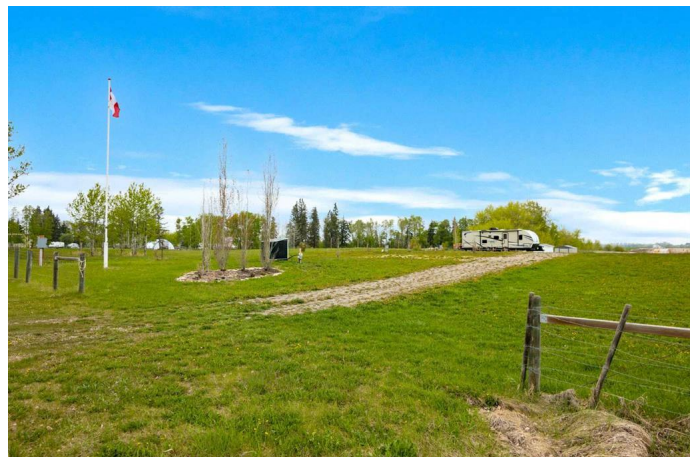
MLS® #A2218331

\$545,000

0 Bedroom, 0.00 Bathroom,
Land on 25.00 Acres

NONE, Rural Red Deer County, Alberta

Perfect 25 acre private, gated piece of land minutes away from Glennifer Lake provincial parks for beach, swimming, paddle boating, and relaxing. Sylvan lake is also a short drive from this site. Open sky views with stunning nature views, sunrise and sunsets. Enjoy camping solo or with family and friends, lawn games, long walks, picnic meals and more. Amenities such as gas, groceries, historical landmarks, museums and ice cream store are minutes away by vehicle or bicycle. Currently, 5 acres are developed for personal enjoyment with trees, 2 storage sheds, garden option, stone/gravel fire pit, and 3 gravel trailer sites each with power, water and sewer for private ownership use. The other 20 acres are leased to a longtime local farmer who plants and harvests crops. Neighbors are fantastic. The large sceptic tank is new and has 2000 gallons with alarm. The water well was dug in 2024 and is 10 gpm 140 feet deep. Each site has 3 plug in power pedestals, one 30 amp for your trailer and 2 110 volt plug ins. 100 amp panel box was also installed for future development. Seller financing available. Realtor has interest in the property. No fees when you own your own land. Come see with amazing, private, family getaway.



Essential Information

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|--------|-----------|
| MLS® # | A2218331 |
| Price | \$545,000 |

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|-----------|------------------|
| Bathrooms | 0.00 |
| Acres | 25.00 |
| Type | Land |
| Sub-Type | Residential Land |
| Status | Active |

Community Information

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|-------------|-----------------------|
| Address | None |
| Subdivision | NONE |
| City | Rural Red Deer County |
| County | Red Deer County |
| Province | Alberta |
| Postal Code | t4g0k6 |

Additional Information

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|----------------|----------------|
| Date Listed | May 19th, 2025 |
| Days on Market | 86 |
| Zoning | AG |

Listing Details

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|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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