

\$550,000 - Ne 26 62 1 W4 Rge Rd 411a, Rural Bonnyville M.D.

MLS® #E4412267

\$550,000

0 Bedroom, 0.00 Bathroom,
Rural on 124.00 Acres

Cherry Ridge Estates, Rural Bonnyville M.D.,
AB

124 Acres with an ASP in place, only Few minutes drive to Cold Lake, and Cherry Grove hamlet! Great location to build your own home and farm, with big frontage on range road 411. Very close distance to the ski hill and French Bay for swimming/camping/fishing/boating, which makes it a great investment for a developer interested in subdividing and selling the lots, or building and selling homes. Property has been conditionally approved for phase 1 to subdivide 22 lots and a structural plan ASP is available for the subdivision. Some roads have been constructed. Great location just north of Legends and Cherry Ridge subdivisions and minutes from all amenities. SUBDIVIDE or BUILD YOUR DREAM FARM HOME ! GST may be applicable



Essential Information

MLS® #	E4412267
Price	\$550,000
Bathrooms	0.00
Acres	124.00
Type	Rural
Sub-Type	Vacant Lot/Land

Status Active

Community Information

Address Ne 26 62 1 W4 Rge Rd 411a
Area Rural Bonnyville M.D.
Subdivision Cherry Ridge Estates
City Rural Bonnyville M.D.
County ALBERTA
Province AB
Postal Code T0A 0T0

Exterior

Exterior Features Ski Hill Nearby, See Remarks

Additional Information

Date Listed October 31st, 2024
Days on Market 170
Zoning Zone 60

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Listing information last updated on April 19th, 2025 at 6:47pm MDT