\$55,000 - 511 1a Avenue E, Brooks

MLS® #A2214582

\$55,000

0 Bedroom, 0.00 Bathroom, Land on 0.14 Acres

Central, Brooks, Alberta

Investment Opportunity…Future Urban Development Lot!

Here's your chance to own a versatile piece of land in a well established, mixed-use neighbourhood! Measuring 50' x 120', this fully serviced lot has power, gas, water, and sewer to the property line, making it a ready canvas for your next project or investment.

Zoned Future Urban Development (FUD), this property offers a level of flexibility compared to more restrictive zoning types. Whether you're envisioning a single family detached home, modular home, good condition - used modular home, moved-in dwelling, or even a moved-in outbuilding, this lot can accommodate your vision. FUD zoning also allows for a variety of permitted and discretionary uses including home based businesses and outdoor storage. Bring your ideas!

The surrounding area includes a mix of single family homes, multi-family residences, commercial properties, and community amenities such as a daycare, hospital, and schools nearby, enhancing the appeal for both residential and investor buyers.

If you're looking for an affordable lot with a range of development potential, this is the one!





Essential Information

MLS® # A2214582

Price \$55,000

Bathrooms 0.00

Acres 0.14

Type Land

Sub-Type Residential Land

Status Active

Community Information

Address 511 1a Avenue E

Subdivision Central

City Brooks

County Brooks

Province Alberta

Postal Code T1R 0H6

Amenities

Utilities Electricity at Lot Line, Garbage Collection, Natural Gas at Lot Line,

Sewer Available, Water Available

Additional Information

Date Listed April 24th, 2025

Days on Market 194

Zoning FUD

Listing Details

Listing Office Royal LePage Community Realty

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