\$525,000 - 11 Th Avenue, Beaverlodge

MLS® #A2216635

\$525,000

0 Bedroom, 0.00 Bathroom, Land on 67.50 Acres

NONE, Beaverlodge, Alberta

Are you seeking a prime location to develop residential properties? Look no further than 67.5 acres of development land in the thriving community of Beaverlodge. With a coveted South West view, urban zoning, and an outline plan for approximately 220 residential lots (with the next phase for 32 lots), this property is a developer's dream. Plans have already been approved but expired, and the plan application and engineering have been fully completed. The property is easily serviceable and boasts a nice slope from East to West, with convenient access off 8th and 11th Avenue. Beaverlodge is a self-sufficient community offering a variety of retail businesses, industrial hubs, recreation facilities, healthcare, good schools, seniors' center, and more. Just a 20-minute drive from Grande Prairie, this location offers the perfect combination of convenience and high-quality rural living. The seller of this property is a licensed realtor in Alberta. Don't miss out on this opportunity to create thriving, beautiful new residences in the heart of Beaverlodge.

Essential Information

MLS® # A2216635 Price \$525,000

Bathrooms 0.00 Acres 67.50







Type Land

Sub-Type Residential Land

Status Active

Community Information

Address 11 Th Avenue

Subdivision NONE

City Beaverlodge

County Grande Prairie No. 1, County of

Province Alberta
Postal Code T0H0C0

Exterior

Exterior Features Other

Lot Description Cleared, Sloped Down, Views

Additional Information

Date Listed May 1st, 2025

Days on Market 186
Zoning R1

Listing Details

Listing Office All Peace Realty Ltd.

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