

# \$495,000 - Nw-02-029-20w4m Nw Other, Drumheller

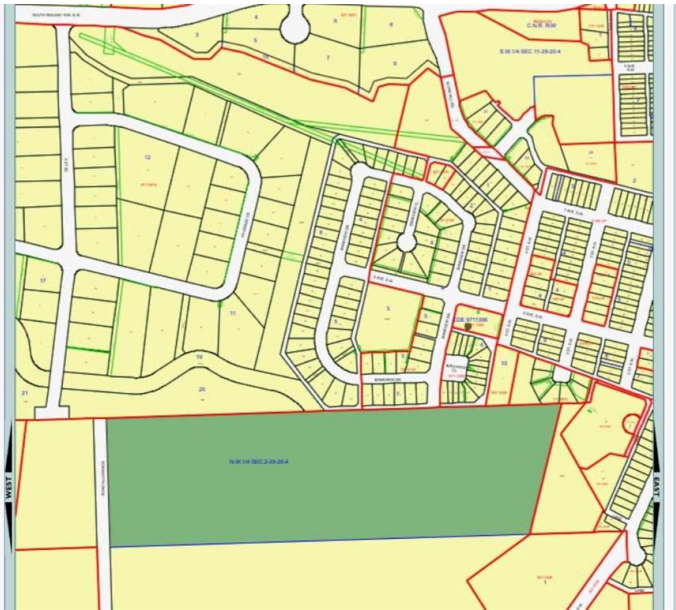
MLS® #A2098887

**\$495,000**

0 Bedroom, 0.00 Bathroom,  
Land on 33.91 Acres

Bankview, Drumheller, Alberta

Site services nearby include power, water, gas, sewer, and telephone (see photos for map of services). Very close to the new Bankview Estates subdivision. LINC# 0022202303 / Roll# 07025901 / Legal: M4;R20;T29;S2;NW / Title#: 061 523 412 / Lot Size is 33.91 Acres / Taxes: \$2 2,974.00 (2024) / Zoning: ND / Appraised: May 21, 2010 \$715,000 Able Evaluations Ltd. Buyer must fill out a development permit application sheet as part of the offer outlining what they will build, who their contractor is, and outline the timeline that starts substantial construction within 8 months and completes construction with 24 months. Offers must be left open for 3 weeks from the date submitted.



## Essential Information

|           |                 |
|-----------|-----------------|
| MLS® #    | A2098887        |
| Price     | \$495,000       |
| Bathrooms | 0.00            |
| Acres     | 33.91           |
| Type      | Land            |
| Sub-Type  | Commercial Land |
| Status    | Active          |

## Community Information

|             |                          |
|-------------|--------------------------|
| Address     | Nw-02-029-20w4m Nw Other |
| Subdivision | Bankview                 |
| City        | Drumheller               |

|             |            |
|-------------|------------|
| County      | Drumheller |
| Province    | Alberta    |
| Postal Code | T0J 0Y0    |

### Amenities

|           |                                                                                |
|-----------|--------------------------------------------------------------------------------|
| Utilities | Electricity Available, Natural Gas Available, Phone Available, Water Available |
|-----------|--------------------------------------------------------------------------------|

### Exterior

|                 |               |
|-----------------|---------------|
| Lot Description | Level, Sloped |
|-----------------|---------------|

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | January 22nd, 2024 |
| Days on Market | 563                |
| Zoning         | ND                 |

### Listing Details

|                |                    |
|----------------|--------------------|
| Listing Office | Century 21 Masters |
|----------------|--------------------|

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