

# \$1,350,000 - On Hwy 20 N, Rural Red Deer County

MLS® #A2199244

**\$1,350,000**

0 Bedroom, 0.00 Bathroom,  
Land on 43.49 Acres

NONE, Rural Red Deer County, Alberta

This 43.49-acre parcel offers an exceptional investment opportunity in one of Alberta's fastest-growing communities. With high visibility, excellent access, and significant development potential, the property is ideally suited for residential, commercial, or mixed-use projects. Strategically positioned west of Highway 20 and north of the railway tracks, this site provides excellent exposure and accessibility, making it an ideal location for future development. Located within Sylvan Lake's expanding development corridor, the property is just minutes from downtown, shopping centers, and recreational amenities, enhancing its appeal for a variety of uses.



## Essential Information

MLS® #	A2199244
Price	\$1,350,000
Bathrooms	0.00
Acres	43.49
Type	Land
Sub-Type	Commercial Land
Status	Active

## Community Information

Address	On Hwy 20 N
Subdivision	NONE
City	Rural Red Deer County
County	Red Deer County

Province	Alberta
Postal Code	T4E 0A0

### **Additional Information**

Date Listed	March 4th, 2025
Days on Market	109
Zoning	FD

### **Listing Details**

Listing Office	eXp Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.