

# \$275,000 - Lot 24, 26553 11 Highway, Rural Red Deer County

MLS® #A2216128

**\$275,000**

0 Bedroom, 0.00 Bathroom,  
Land on 1.31 Acres

Herder, Rural Red Deer County, Alberta

Are you looking for Country Living with the convenience of City Amenities? This vacant lot is literally right on the edge of the City Limits. 1.31 Acres that would work for a Walk Out Bungalow and with Pavement right to your Access. Along with the convenient access to City Amenities, you would be within walking distance to the Balmoral Golf Course and less than 10 minutes to the Canyon Ski Hill and Recreation Center. The owners have completed soil testing for a Septic Tank and Field, plus a Building Envelope that has County Approval. Perfect size Acreage that is extremely rare to find.

## Essential Information

MLS® #	A2216128
Price	\$275,000
Bathrooms	0.00
Acres	1.31
Type	Land
Sub-Type	Residential Land
Status	Active

## Community Information

Address	Lot 24, 26553 11 Highway
Subdivision	Herder
City	Rural Red Deer County



County	Red Deer County
Province	Alberta
Postal Code	T4E 1A5

### **Amenities**

Utilities	Electricity at Lot Line, Phone Available, Natural Gas at Lot Line, Satellite Internet Available
-----------	---

### **Exterior**

Lot Description	Few Trees, Gentle Sloping, Near Golf Course, Near Shopping Center, Near Ski Hill, Rectangular Lot
-----------------	---

### **Additional Information**

Date Listed	May 1st, 2025
Days on Market	113
Zoning	R1

### **Listing Details**

Listing Office	RE/MAX real estate central alberta
----------------	------------------------------------

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.