

\$1,100,000 - 0 Nw9-33-5w5, Sundre

MLS® #A2253998

\$1,100,000

0 Bedroom, 0.00 Bathroom,
Land on 80.00 Acres

NONE, Sundre, Alberta

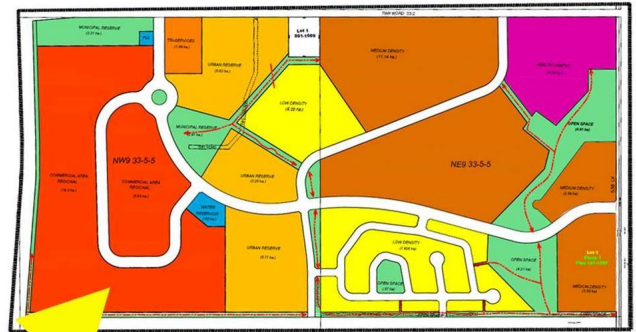
80 ACRES OF COMMERCIAL LAND!

Boasting HALF A MILE OF HWY 22 FRONTAGE, this 80 acre parcel is part of the proposed Sundre Hills Area Structure Plan and offers the opportunity to be an integral part of the vision for this rural Alberta area. This portion of the ASP is designated for **COMMERCIAL DEVELOPMENT** and could host a variety of businesses to support the town as it grows. This ASP is very close to being finalized, and the commercial side of the land will likely be the first area to burst with development! Sundre is ripe with potential, with a diverse economy that spreads across numerous sectors: Agriculture, Forestry, Oil & Gas, Aggregate, Health Services and Tourism. Don't miss out on this 80 acre ground floor opportunity to be a part of the future! (Subject to subdivision approval from the Town of Sundre. Reference A2253999 for the full quarter section which is available as a whole.)

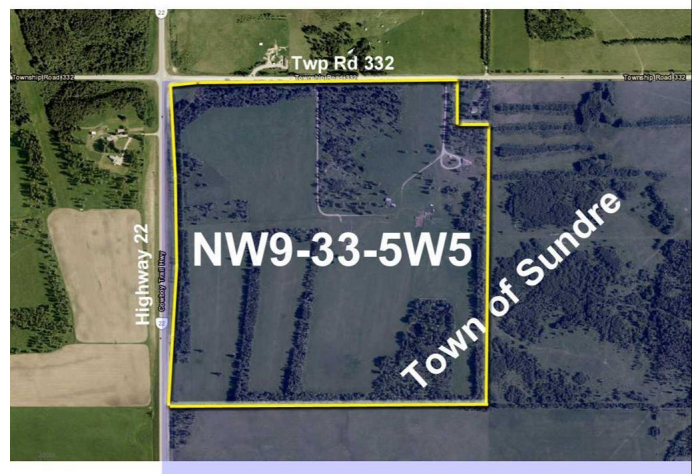
Essential Information

MLS® #	A2253998
Price	\$1,100,000
Bathrooms	0.00
Acres	80.00
Type	Land
Sub-Type	Commercial Land
Status	Active

80 Acres of COMMERCIAL LAND on HIGHWAY 22



1/2 MILE OF HIGHWAY 22 FRONTAGE!!!



Community Information

Address	0 Nw9-33-5w5
Subdivision	NONE
City	Sundre
County	Mountain View County
Province	Alberta
Postal Code	T0M 1X0

Additional Information

Date Listed	September 4th, 2025
Days on Market	61
Zoning	Urban Reserve

Listing Details

Listing Office	Coldwell Banker Lifestyle
----------------	---------------------------

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.