

\$816,000 - On Highway 816, Rural Red Deer County

MLS® #A2192080

\$816,000

0 Bedroom, 0.00 Bathroom,
Land on 127.66 Acres

NONE, Rural Red Deer County, Alberta

Hard to find quarter just 14 minutes east of Red Deer & 8 minutes from Pine Lake! The 127.66 +/- acres of mixed topography on this special quarter offer stunning distant horizon views & high build sites overlooking several large water bodies including a dual island water body shared with the Red Deer Fish & Game Association Habitat Land. Excellent barbed wire cross-fences & perimeter fences surround this pasture quarter currently in tame and native grass with approximately 60 +/- acres being cultivatable. The balance of the acres are knob & kettle type Parkland offering amazing treed habitat for moose, deer, upland birds, and waterfowl. Gated lease road into the property provides easy access off paved highway 816 & extends nearly the full 1/2 mile from the west to the east property lines. New water well (50.0 gallons per minute) & EQUUS power service installed on this parcel making it easy to service for your dream home & yard site build out. Surface lease revenue of \$4500 annual. Land doesn't come much better located and offer the lifestyle, recreation, grazing, and investment opportunity that this one does! Just minutes to the CITY & the LAKE!



Essential Information

| | |
|--------|-----------|
| MLS® # | A2192080 |
| Price | \$816,000 |

| | |
|-----------|-----------------|
| Bathrooms | 0.00 |
| Acres | 127.66 |
| Type | Land |
| Sub-Type | Commercial Land |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | On Highway 816 |
| Subdivision | NONE |
| City | Rural Red Deer County |
| County | Red Deer County |
| Province | Alberta |
| Postal Code | T4E0V5 |

Amenities

| | |
|------------|-------------------|
| Waterfront | Pond, See Remarks |
|------------|-------------------|

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 8th, 2025 |
| Days on Market | 15 |
| Zoning | AG |

Listing Details

| | |
|----------------|------------|
| Listing Office | CIR 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.