

# \$651,000 - 78, 722040 Range 51 Road, Rural Grande Prairie No. 1, County of

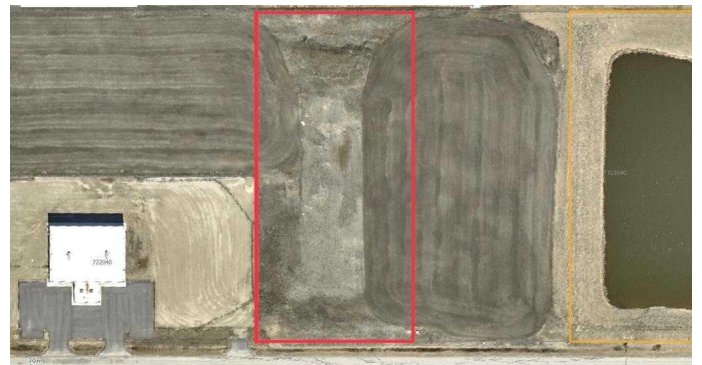
MLS® #A2142552

**\$651,000**

0 Bedroom, 0.00 Bathroom,  
Land on 4.65 Acres

Hawker Industrial Park, Rural Grande Prairie  
No. 1, County of, Alberta

THE OPPORTUNITY IS NOW!!! 4.65 ACRES OF BUILD READY LAND IN AN AMAZING LOCATION AND AGGRESSIVELY PRICED AT ONLY \$140,000/ACRE. Compare to others in the immediate area priced at \$200-\$250,000 and you can't go wrong. Pavement right to the lot with gas/power, municipal water/sewer plus Telus high speed internet all at the lot line, it doesn't get much easier to start developing than this. The Grande Prairie area is a hub of the north offering a vibrant energy sector, forestry, agriculture, tech, new regional health facility and much more. Whether you are looking at the land as a long term investment or a build now strategy this parcel really is the best opportunity in the area. Call a commercial realtor for more information.



## Essential Information

MLS® #	A2142552
Price	\$651,000
Bathrooms	0.00
Acres	4.65
Type	Land
Sub-Type	Industrial Land
Status	Active

## Community Information

Address	78, 722040 Range 51 Road
Subdivision	Hawker Industrial Park
City	Rural Grande Prairie No. 1, County of
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T8X 0T1

### **Additional Information**

Date Listed	June 17th, 2024
Days on Market	267
Zoning	RM-2

### **Listing Details**

Listing Office	RE/MAX Grande Prairie
----------------	-----------------------

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.