

\$23,000,000 - A51069 Hwy 814, Beaumont

MLS® #E4221968

\$23,000,000

Bedroom, Bathroom,
Land Commercial on 156 Acres

Beaumont, Beaumont, AB

DEVELOPMENT LAND IN THE HIGHLY DESIRABLE AREA IN THE CITY OF BEAUMONT. WITH 1 MILE OF HWY FRONTAGE. This development land is on 50 st. and has Commercial and Residential Zoning in the ASP. AREA STRUCTURE PLAN is APPROVED. There is 155.85 Acres/ more or less. The owner completed numerous studies. These studies are available to the purchaser. There is a creek on the northern border and a licensed waterway on the property. 50th street (hwy 814) is a new 4 lane hwy. There is a service road to the property. Land can be sold separately or with the 80 acres to the east 4-24-51-1-NE. Land to the south has the NSP approved and is in active development. GST may be applicable.



Essential Information

MLS® #	E4221968
Price	\$23,000,000
Acres	155.85
Type	Land Commercial

Community Information

Address	A51069 Hwy 814
Area	Leduc County
Subdivision	Beaumont
City	Beaumont



Province AB
Postal Code T4X 0K4

Amenities

Features Creek/River/Stream, Flat Site, No Fence, No Through Road
Is Waterfront Yes

Additional Information

Zoning AGR; Future Residential

Listing information last updated on December 7th, 2022 at 9:31am MST