

\$1,325,000 - South Of Hwy 15 On Range Road 191, Rural Lamont County

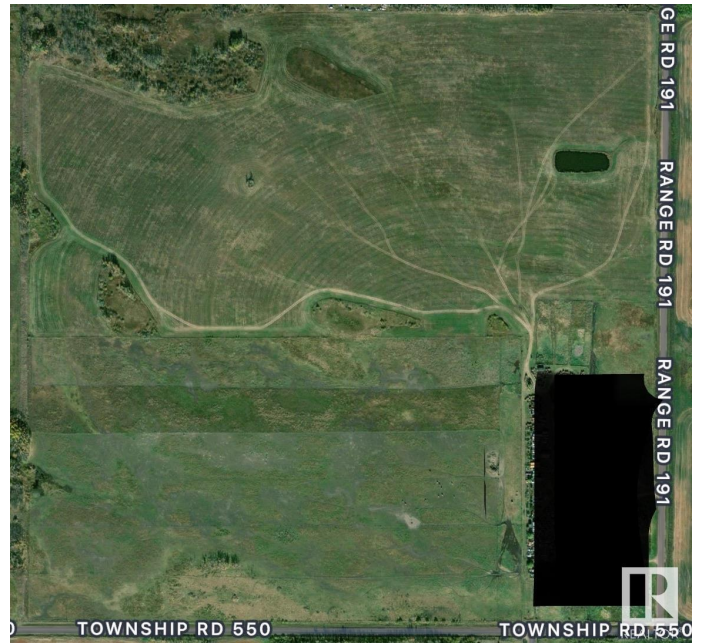
MLS® #E4436040

\$1,325,000

0 Bedroom, 0.00 Bathroom,
Rural on 147.30 Acres

None, Rural Lamont County, AB

147.30 acres of Land used agriculturally, but ZONED COUNTRY RESIDENTIAL. Currently in hay, pasture and a small ~20 acre field seeded to oats in 2025. The owners spent years of effort and lots of money to have an Area Structure Plan completed, various studies and tests done, and rezoning approved. This land can be used as hay and farmed for now, but is ready for a developer to build a subdivision road, bring in gas/power to the lot lines, and subdivide, title and SELL ACREAGES. This is a great area for future acreages, with close proximity to Highway 15, 16, 831 and 834, Elk Island Natl park and the Industrial Heartland area with lots of high-paying jobs. Can you see the opportunity? Do you have the vision?



Essential Information

| | |
|-----------|-----------------|
| MLS® # | E4436040 |
| Price | \$1,325,000 |
| Bathrooms | 0.00 |
| Acres | 147.30 |
| Type | Rural |
| Sub-Type | Vacant Lot/Land |
| Status | Active |

Community Information

| | |
|-------------|-----------------------------------|
| Address | South Of Hwy 15 On Range Road 191 |
| Area | Rural Lamont County |
| Subdivision | None |
| City | Rural Lamont County |
| County | ALBERTA |
| Province | AB |
| Postal Code | T0B 2R0 |

Exterior

Exterior Features Picnic Area, Private Setting, Stream/Pond, Subdividable Lot

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 12th, 2025 |
| Days on Market | 59 |
| Zoning | Zone 60 |

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Listing information last updated on July 10th, 2025 at 7:17pm MDT