

# \$434,900 - 26409 Twp Rd 540, Rural Sturgeon County

MLS® #E4439615

**\$434,900**

0 Bedroom, 0.00 Bathroom,  
Rural on 4.30 Acres

None, Rural Sturgeon County, AB

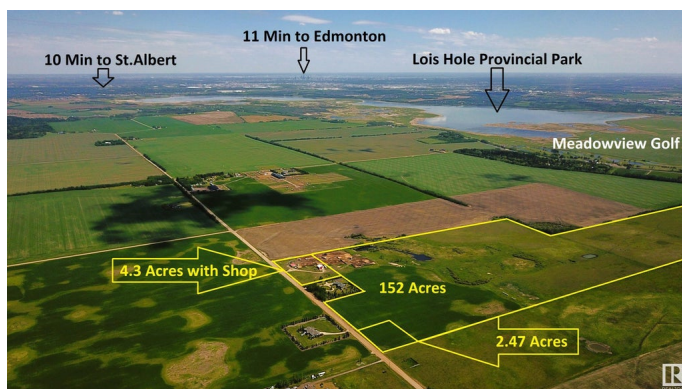
Acreage READY FOR DEVELOPMENT just 10 MIN FROM ST.ALBERT Edmonton or Spruce Grove! 4.3 acres out of subdivision and Zoned AG. BUILD YOUR DREAM HOME and zoning allows for a SECOND RESIDENCE if you want. Already on site is a 42x48 SHOP with 100amp power, 14x14 overhead door plus a 10x12 office with mezzanine above. Another METAL SHED 32x42 with 100amp power. GATED and partially fenced. LESS THAN 1KM OF GRAVEL. Great opportunity to get into the country and still be close to town. BUSSING TO SCHOOL IN ST.ALBERT K-9. \*Vendor Financing available

## Essential Information

|           |                 |
|-----------|-----------------|
| MLS® #    | E4439615        |
| Price     | \$434,900       |
| Bathrooms | 0.00            |
| Acres     | 4.30            |
| Type      | Rural           |
| Sub-Type  | Vacant Lot/Land |
| Status    | Active          |

## Community Information

|         |                       |
|---------|-----------------------|
| Address | 26409 Twp Rd 540      |
| Area    | Rural Sturgeon County |



|             |                       |
|-------------|-----------------------|
| Subdivision | None                  |
| City        | Rural Sturgeon County |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T8T 1K6               |

### **Exterior**

Exterior Features    Airport Nearby, Flat Site, Level Land, See Remarks

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 30th, 2025 |
| Days on Market | 38             |
| Zoning         | Zone 70        |

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Listing information last updated on July 7th, 2025 at 12:32am MDT