



## Range Road 191 South of Highway 15 / North of 550 Rural Lamont County AB

\$1,675,000

147 acres APPROVED COUNTRY RESIDENTIAL DEVELOPMENT! OPPORTUNITY awaits for a developer to proceed with final subdivision & development & sell off up to 49 rural, small acreages! Just minutes outside of Alberta's Industrial Heartland area, the town of Lamont & Elk Island National Park, with exceptional access to Fort Saskatchewan, Fort McMurray & short commuting distance to Sherwood Park / Edmonton too, this will be a perfect rural acreage subdivision for people who want small acreages for new home builds, with room for horses, animals, RVs, large bonfires, big gardens & the peace & quiet of country life, all very close to town! This is an amazing opportunity for a developer to take advantage of all the hard work, time & investment already put in by the local farmers / landowners that had the Area Structure Plan, Re-Zoning, Traffic Impact Assessment, Biophysical Assessment, Geotechnical Evaluation & pre-planning and preliminary engineering completed already! Run the numbers and consider the INVESTMENT!

Listing Presented By:



Originally Listed by:  
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