\$990,000 - Pt Nw-25-70-6-w6, Rural Grande Prairie No. 1, County of

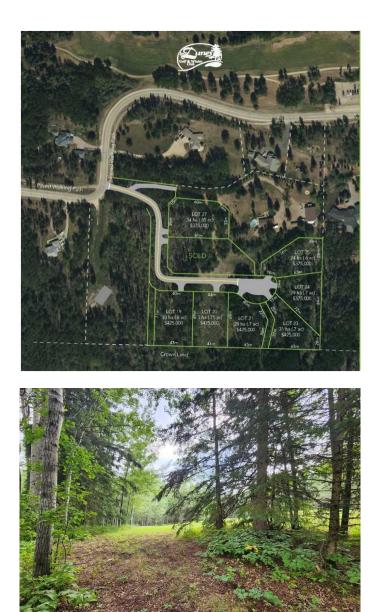
MLS® #A2160763

\$990,000

0 Bedroom, 0.00 Bathroom, Land on 5.10 Acres

Dunes, Rural Grande Prairie No. 1, County of, Alberta

ATTENTION INVESTORS - DEVELOPMENT PARCEL FOR SALE! This parcel has had all prep work, wetland study & fees paid, geotechnical completed already. Forest Hills features 7 exclusive fully serviced lots from 0.6 to 0.85 acres. 3 lots for sale currently priced at \$375,000 ea. 4 lots for sale currently priced at \$425,000. Cost to complete city water/sewer services and paved road is approx. \$1,165,000. Extensive marketing & promotion has already been done (and is ongoing) on Forest Hills. Architecturally controlled development. There is genuine interest in the lots currently listed for sale - completion of the road and services will turn interest into lot sales. All lots at Forest Hills are beautifully treed and feature a gentle slope with building sites suitable for walkouts. Access to nature trails and the Wapiti River Valley at your doorstep!



Essential Information

MLS® #	A2160763
Price	\$990,000
Bathrooms	0.00
Acres	5.10
Туре	Land
Sub-Type	Residential Land

Community Information

Address	Pt Nw-25-70-6-w6
Subdivision	Dunes
City	Rural Grande Prairie No. 1, County of
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T8W 5K2

Additional Information

Date Listed	August 27th, 2024
Days on Market	301
Zoning	CR1

Listing Details

Listing Office RE/MAX Grande Prairie

Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® 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.