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

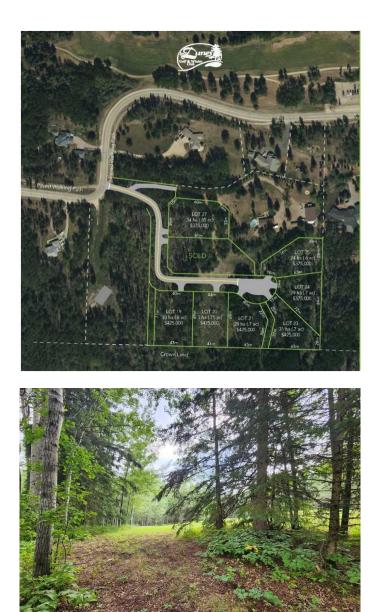
MLS® #A2160763

\$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 | 236 |
| Zoning | CR1 |

Listing Details

Listing Office RE/MAX Grande Prairie

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