

# \$3,999,900 - 54230 Rr 255, St. Albert

MLS® #E4419320

**\$3,999,900**

0 Bedroom, 0.00 Bathroom,  
Single Family on 0.00 Acres

Annexation Lands, St. Albert, AB

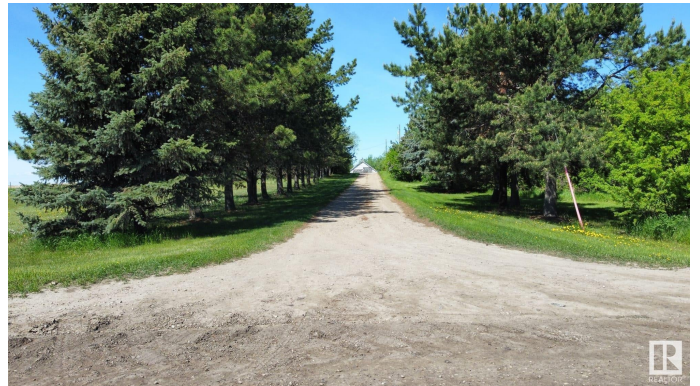
This is an exceptional opportunity for investors seeking a substantial parcel of land in St. Albert. Spanning 78.09 acres, this prime property is located in northwest St. Albert, just 0.5 km north of the vibrant Nouveau subdivision. Key nearby amenities include Jensen Lakes, Costco, and Walmart, offering unparalleled convenience. The property features two older homes and several outbuildings, adding functional versatility. Currently, half the land is being farmed, while the other half is rented, creating immediate income potential. Properties of this caliber and size are rarely available on the market.

## Essential Information

MLS® #	E4419320
Price	\$3,999,900
Bathrooms	0.00
Acres	0.00
Type	Single Family
Sub-Type	Vacant Lot/Land
Status	Active

## Community Information

Address	54230 Rr 255
Area	St. Albert
Subdivision	Annexation Lands



City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8T 0T6

### **Exterior**

Exterior Features Golf Nearby, Schools, Shopping Nearby, See Remarks

### **Additional Information**

Date Listed January 27th, 2025

Days on Market 46

Zoning Zone 24

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Listing information last updated on March 13th, 2025 at 9:47pm MDT