

# \$6,999,999 - 244 Range Rd 234 Township, Rural Wheatland County

MLS® #A2135444

**\$6,999,999**

0 Bedroom, 0.00 Bathroom,  
Land on 767.00 Acres

NONE, Rural Wheatland County, Alberta

ATTENTION: Land Developers. Opportunity is calling in Wheatland County!

One of Alberta's fastest growing Counties, now has 767 Acres available on Eagle Lake primed for residential, commercial and recreational development.

\*Subdivided into 7 parcels.

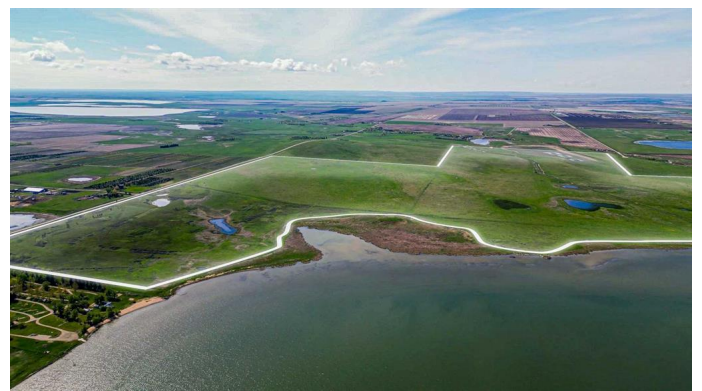
\*40min from Calgary, 10 from Strathmore, right off Hwy 1.

\*Lakefront Property, with 12km of stunning shore line.

\*Incredible views, year round water activities, camping, fishing, walking trails.

\*Currently zoned agricultural, but within the Eagle Lake Area Structure Plan.

With companies like De Havilland and CGC calling Wheatland County home, the need for development, especially housing, has never been greater.



## Essential Information

MLS® #	A2135444
Price	\$6,999,999
Bathrooms	0.00
Acres	767.00
Type	Land
Sub-Type	Residential Land

Status Active

### Community Information

Address 244 Range Rd 234 Township  
Subdivision NONE  
City Rural Wheatland County  
County Wheatland County  
Province Alberta  
Postal Code T1P 0V2

### Amenities

Is Waterfront Yes  
Waterfront Beach Front, Lake, Lake Front, Waterfront

### Exterior

Exterior Features None  
Lot Description Meadow, Native Plants, Pasture, Private, Rolling Slope, Subdivided, Views, Waterfront, Beach, Lake

### School Information

District Golden Hills School Division No. 75

### Additional Information

Date Listed June 5th, 2024  
Days on Market 315  
Zoning Ag

### Listing Details

Listing Office Royal LePage Benchmark

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