

# \$1,950,000 - On 10 Range Road, Rural Red Deer County

MLS® #A2217111

**\$1,950,000**

0 Bedroom, 0.00 Bathroom,  
Land on 175.64 Acres

NONE, Rural Red Deer County, Alberta

Situated between Red Deer and Sylvan Lake, this stunning 160-acre parcel of land offers views and an excellent opportunity for both investment and future development. Currently, the land is leased for farming, generating a steady income of over \$11,000 per year while maintaining its rural charm. In addition to the main parcel, there is an additional 15.64 acres in the southwest corner, which is protected under a Ducks Unlimited caveat. This area features under 8 acres of treed land, adding to the property's natural beauty and appeal. Whether you're looking for a future home site, an agricultural venture, or simply a peaceful retreat, this property presents endless possibilities. Its close proximity to both Highway 11 and Highway 11A ensures convenient access to nearby amenities and attractions, making it an ideal location for your dreams to take root. Don't miss out on this remarkable opportunity!



## Essential Information

MLS® #	A2217111
Price	\$1,950,000
Bathrooms	0.00
Acres	175.64
Type	Land
Sub-Type	Commercial Land
Status	Active

## Community Information

Address	On 10 Range Road
Subdivision	NONE
City	Rural Red Deer County
County	Red Deer County
Province	Alberta
Postal Code	T4E0G4

## Additional Information

Date Listed	May 2nd, 2025
Days on Market	17
Zoning	AG

## Listing Details

Listing Office	Royal LePage Network Realty Corp.
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