

# \$155,000 - 504 Duncan Road, Rural Barrhead County

MLS® #E4437297

**\$155,000**

0 Bedroom, 0.00 Bathroom,  
Rural on 0.49 Acres

Moonlight Bay\_CBAR, Rural Barrhead County,  
AB

Premium Lake Lots in Exclusive New Subdivision Introducing a rare opportunity to own a piece of lakeside paradise just minutes from Barrhead and 40 minutes from Edmonton. These treed lots offer a variety of sizes & prices to suit your vision—whether you're building a seasonal retreat or a year-round getaway. Enjoy stunning west-facing rear yards with direct lake access & views, perfect for watching sunsets in complete tranquility. Lots 2-7 are lake front and lots 9-11 are back lots. All back lots have lake access with a shared dock and room for a boat lift! Secure your ideal lot today and build the cabin or home you've always dreamed of in this serene, private setting.

## Essential Information

|           |                 |
|-----------|-----------------|
| MLS® #    | E4437297        |
| Price     | \$155,000       |
| Bathrooms | 0.00            |
| Acres     | 0.49            |
| Type      | Rural           |
| Sub-Type  | Vacant Lot/Land |
| Status    | Active          |

## Community Information

Address 504 Duncan Road



|             |                       |
|-------------|-----------------------|
| Area        | Rural Barrhead County |
| Subdivision | Moonlight Bay_CBAR    |
| City        | Rural Barrhead County |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T0E 1A0               |

### Exterior

|                   |   |
|-------------------|---|
| Exterior Features | Backs Onto Park/Trees, Beach Access, Boating, Cul-De-Sac, Golf Nearby, Lake Access Property, Private Setting, Schools, Shopping Nearby, Treed Lot |
| Lot Description   | 34.8 x 56.42  |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 19th, 2025 |
| Days on Market | 69             |
| Zoning         | Zone 72        |

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Listing information last updated on July 27th, 2025 at 9:17am MDT