$80,000 - 11032 Hwy 13, Rural Wetaskiwin County

MLS® #E4438976

$80,000
0 Bedroom, 0.00 Bathroom,
Rural on 0.44 Acres

Village West, Rural Wetaskiwin County, AB

Choose your own neighbours! Rare opportunity to purchase adjacent pie-shaped lots in Village West Estates at Pigeon Lake. Have an impressive circular drive, OR purchase JUST this beautiful .44 acre lot for $80,000, and have friends or family purchase the similarly beautiful .34 acre lot next door! Enjoy the privacy and tranquility of this almost half-acre treed lot just steps along the trails and a bridge away from the Village at Pigeon Lake and its many amenities, including: grocery, gas, restaurants, lounges, inn, spa, liquor, cannabis, clothing, laundry, ice cream, pizza, bank, and more! Black Bull Golf Resort is across the road. Three other golf courses to choose from in the area. Mameo Beach & boat launch nearby. Schools too. Live year-round! Just less than hour from Edmonton, and 1/2 hour from Wetaskiwin, Millet, Calmar etc. Who says you can't have your cake and eat it too?

Essential Information

MLS® #	E4438976
Price	$80,000
Bathrooms	0.00
Acres	0.44
Type	Rural
Sub-Type	Vacant Lot/Land
Status	Active

Community Information

Address	11032 Hwy 13
Area	Rural Wetaskiwin County
Subdivision	Village West
City	Rural Wetaskiwin County
County	ALBERTA
Province	AB
Postal Code	T0C 2V0

Exterior

Exterior Features	Cul-De-Sac, Golf Nearby, No Through Road, Private Setting, Schools, Shopping Nearby

Additional Information

Date Listed	May 28th, 2025
Days on Market	10
Zoning	Zone 90