

\$120,000 - 4003 & 4001 41b Avenue, Drayton Valley

MLS® #E4462064

\$120,000

0 Bedroom, 0.00 Bathroom,
Single Family on 0.00 Acres

Drayton Valley, Drayton Valley, AB

Offered through TEAM AUCTIONS from November 18th–20, 2025, these vacant double duplex lots will be featured in a timed auction within the desirable newer community of MERAW ESTATES, Drayton Valley, AB. Each parcel (double duplex lot) carries a reserve price of \$80,000 and presents an excellent opportunity for builders or investors looking to develop in a growing area. A “BUY IT NOW” option is available for unconditional offers of \$120,000 per parcel until November 3, 2025, two weeks prior to the auction. Don’t miss this rare chance to invest in one of Drayton Valley’s most sought-after neighborhoods! The listed price reflects both lots sold together. Lot in square meters is both lots combined. Taxes are both lots combined. *ALL DRONE OUTLINES ARE APPROXIMATE

Essential Information

MLS® #	E4462064
Price	\$120,000
Bathrooms	0.00
Acres	0.00
Type	Single Family
Sub-Type	Vacant Lot/Land
Status	Active



Community Information

Address	4003 & 4001 41b Avenue
Area	Drayton Valley
Subdivision	Drayton Valley
City	Drayton Valley
County	ALBERTA
Province	AB
Postal Code	T7A 0B5

Exterior

Exterior Features Schools, Shopping Nearby, See Remarks

Additional Information

Date Listed	October 14th, 2025
Days on Market	2
Zoning	Zone 90

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on October 16th, 2025 at 7:17am MDT