

# \$59,000 - 5014 44 Street, Stettler

MLS® #A2046092

**\$59,000**

0 Bedroom, 0.00 Bathroom,  
Land on 0.21 Acres

Downtown East, Stettler, Alberta

This bare lot and a half (75x120) is located on a quiet street that is serviced with water, sewer, gas and power.

The mature trees surrounding offer privacy along with an area where dirt has already been removed and is ready for development. With R2 zoning your options could include a single detached home, duplex or multi family dwelling. Walking distance to Foremost (possible revenue property?) and Downtown shopping. See attached supplement for full zoning details as per the Town of Stettler. Do not miss out on this opportunity to build to suit your needs!



## Essential Information

MLS® #	A2046092
Price	\$59,000
Sold Price	\$55,000
Bathrooms	0.00
Acres	0.21
Type	Land
Sub-Type	Residential Land
Status	Sold

## Community Information

Address	5014 44 Street
Subdivision	Downtown East
City	Stettler
County	Stettler No. 6, County of

Province	Alberta
Postal Code	T0C 2L0

### **Additional Information**

Date Listed	May 4th, 2023
Date Sold	January 4th, 2024
Days on Market	243
Zoning	R2
HOA Fees	0.00

### **Listing Details**

Listing Office	CIR Realty
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