

\$5,000 - 505 9 Avenue, Bassano

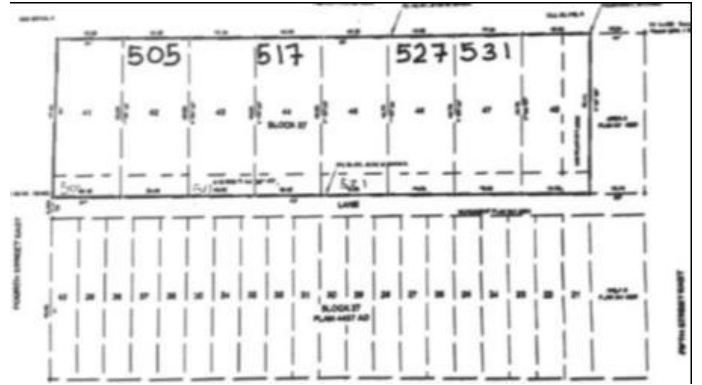
MLS® #A2088194

\$5,000

0 Bedroom, 0.00 Bathroom,
Land on 0.22 Acres

NONE, Bassano, Alberta

BUILD IN BASSANO! CHECK OUT THESE EXCELLENT INCENTIVES North facing country views of open field. This premium location on 9 Avenue in Bassano is home to some of Bassano's finest new construction. Whether you are looking for your first home, a change of lifestyle from the city, or an affordable retirement destination in a community with lots of amenities, Bassano has so much to offer! Walking distance to K-12 School, Shopping, Outdoor Pool, Golf Course & Hospital. Bassano is 1 hr to Calgary on Highway 1. The Town of Bassano is growing & development positive. Development Services with the Town of Bassano will guide & support you every step of the way. Tax assessed value of lot is \$34,000 & purchase price of \$5000 plus GST is a limited time policy available through Town of Bassano until June 2023. A completed Development Permit Application must be submitted within 6 months of signing. Build a taxable improvement with a minimum tax assessed value of \$150,000 for a single family dwelling or \$250,000 for a multi-unit dwelling & at occupancy, a \$10,000 tax credit will be applied. Minimum 1400 square foot main floor home with front attached garage required. 1 year building commitment required upon completion of Development Permit. Secondary suites are discretionary & mobile homes are not permitted in this district. Please click on the QR code in photos to review the Residential Vacant Land Development Incentive Policy, Development



Permit Application & review qualifying criteria
& incentive exemptions. 20' utility ROW in the
rear of the property.

Essential Information

MLS® #	A2088194
Price	\$5,000
Sold Price	\$5,000
Bathrooms	0.00
Acres	0.22
Type	Land
Sub-Type	Residential Land
Status	Sold

Community Information

Address	505 9 Avenue
Subdivision	NONE
City	Bassano
County	Newell, County of
Province	Alberta
Postal Code	T0J 0B0

Amenities

Utilities	Electricity Available, Natural Gas Available, Sewer Available, Water Available
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Additional Information

Date Listed	October 13th, 2023
Date Sold	December 7th, 2023
Days on Market	51
Zoning	R1
HOA Fees	0.00

Listing Details

Listing Office	Royal LePage Community Realty
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