

\$105,000 - 35 23422 Twp Road 582, Rural Sturgeon County

MLS® #E4463283

\$105,000

0 Bedroom, 0.00 Bathroom,
Rural on 3.03 Acres

Clearview Acres, Rural Sturgeon County, AB

Spacious 3.03-acre property located in the Clearview Acres subdivision, just north of Bon Accord off Lily Lake Road (Twp Rd 582). The land is level and fully fenced with a gated entrance, offering privacy and plenty of space to enjoy rural living. The property features a 3-bedroom, 2-bath mobile home that requires some TLC, a great opportunity to renovate or rebuild to your taste. Power and gas are available at the roadway ready to be brought in to a building site, with water and sewer needing to be installed. Paved roads lead all the way to the subdivision. Whether you're looking for a country retreat or a site to build your dream home, this property offers incredible potential.



Essential Information

MLS® #	E4463283
Price	\$105,000
Bathrooms	0.00
Acres	3.03
Type	Rural
Sub-Type	Vacant Lot/Land
Status	Active

Community Information

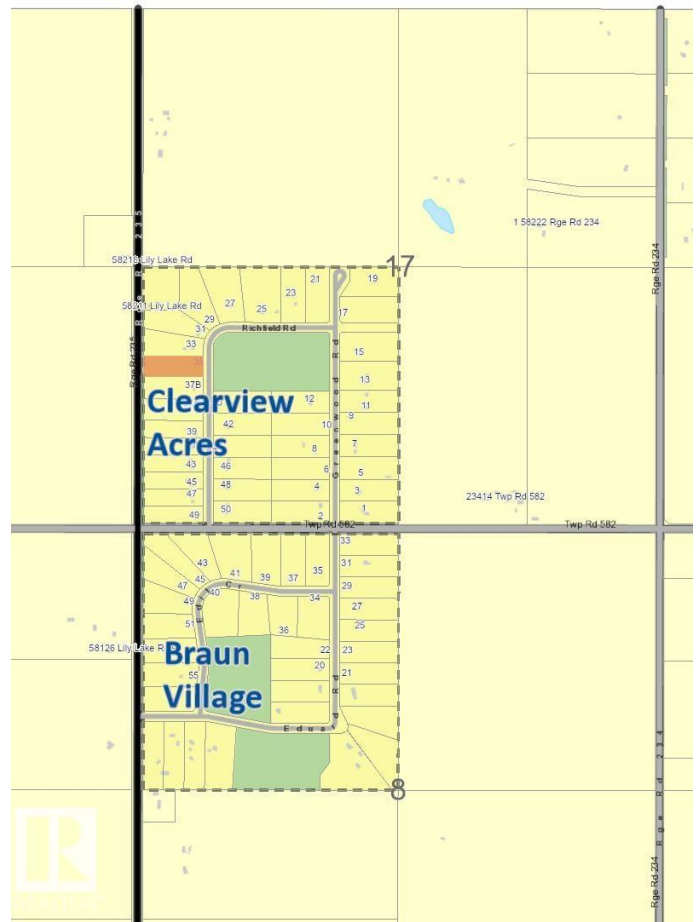
Address 35 23422 Twp Road 582
Area Rural Sturgeon County
Subdivision Clearview Acres
City Rural Sturgeon County
County ALBERTA
Province AB
Postal Code T0G 1L2

Exterior

Exterior Features Level Land

Additional Information

Date Listed October 23rd, 2025
Days on Market 2
Zoning Zone 60



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 25th, 2025 at 5:17am MDT

