

\$175,000 - 41 23319 Twp Road 572, Rural Sturgeon County

MLS® #E4460939

\$175,000

0 Bedroom, 0.00 Bathroom,
Rural on 3.01 Acres

Golden Heights, Rural Sturgeon County, AB

3-Acre Treed Lot in Golden Heights Subdivision – Ready to Build! Enjoy country living just 25 minutes from the Anthony Henday on this beautifully treed 3-acre lot in the Golden Heights subdivision. This property is ready for your dream home or a moved-in residence, with all the major prep work already completed in the past year. Upgrades include 50 tons of double-crushed concrete packed into the driveway, 200A power installed on-site, natural gas available at the road, and property lines marked and cleared for fencing. Over 180 trees have been newly planted along the perimeter, enhancing privacy and beauty. A fantastic opportunity to build in a peaceful setting with all the groundwork done!

Essential Information

MLS® #	E4460939
Price	\$175,000
Bathrooms	0.00
Acres	3.01
Type	Rural
Sub-Type	Vacant Lot/Land
Status	Active

Community Information



Address	41 23319 Twp Road 572
Area	Rural Sturgeon County
Subdivision	Golden Heights
City	Rural Sturgeon County
County	ALBERTA
Province	AB
Postal Code	T0A 1N5

Exterior

Exterior Features Golf Nearby, Level Land, Schools, Treed Lot

Additional Information

Date Listed	October 4th, 2025
Days on Market	19
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 23rd, 2025 at 10:17am MDT