

\$162,500 - 2229 22 Avenue, Delburne

MLS® #A2245288

\$162,500

0 Bedroom, 0.00 Bathroom,
Land on 0.20 Acres

NONE, Delburne, Alberta

Looking for that lot to build your dream home on, and able to store your material and possessions inside while you build. We have an approximate 8700 sq ft lot, zoned R2, with a nice 22 x 36 garage / shop. Has a 10' x 11' overhead door as well as a man door. Could change to however your plans fit you but currently has a divider wall with an area 18' x 22' for parking and work shop, while the front end is roughed in for a bathroom and could be used for a man cave or storage area. Recent updates are a cement pad poured outside below power panel for future spot for generator to sit, and bathroom floor has been poured inside the garage. With off street parking, trees for cover, RV Plug on shop, this would make a great spot to build your home. Delburne has many great features including a K-12 school, hockey, curling, golf, walking trails, and a Doctor's office with Pharmacy. Come enjoy small town living.



Essential Information

MLS® #	A2245288
Price	\$162,500
Bathrooms	0.00
Acres	0.20
Type	Land
Sub-Type	Residential Land
Status	Active

Community Information

Address	2229 22 Avenue
Subdivision	NONE
City	Delburne
County	Red Deer County
Province	Alberta
Postal Code	T0M 0V0

Exterior

Exterior Features	Private Yard, RV Hookup
Lot Description	Back Lane, Back Yard, Corner

Additional Information

Date Listed	August 3rd, 2025
Days on Market	103
Zoning	R2

Listing Details

Listing Office	Royal LePage Network Realty Corp.
----------------	-----------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.

