

Courtesy Of Dale B Thronsdon Of RE/MAX Elite

\$299,800 - 4020 47436 Rge Road 15, Rural Leduc County

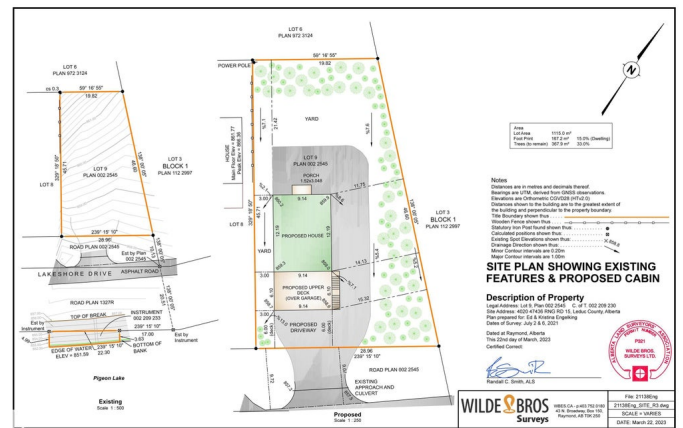
MLS® #E4452464

\$299,800

0 Bedroom, 0.00 Bathroom,
Rural on 0.28 Acres

Mission Beach, Rural Leduc County, AB

LAKE FRONT LOT AT MISSION BEACH. Incredible views of Pigeon Lake! Huge undeveloped south facing lot with 73ft of registered lakefront access. Last lot in a 3 lot subdivision. Electricity and gas service to the property line. Lot area (excluding lakefront area) is 12526 sqft. Trapezoidal shape with 95' frontage and 152' depth. Located in a "no exit" area of Mission beach, there is little to no traffic. Trees have been cleared on lot as well as shoreline section, is ready for construction, and has amazing views in every season. This property is an excellent place for your extended holiday at the lake and has room for additional parking at the front and/or the rear for trailers, boats, RVs. Rundles Mission is within walking distance and has accommodations for extended family. Utilities are to property line and can be located where you desire depending on your development plans. The shoreline area is privately owned(not by the county) and is for your private use exclusively.



Built in 2023

Essential Information

MLS® # E4452464
Price \$299,800

Bathrooms	0.00
Acres	0.28
Year Built	2023
Type	Rural
Sub-Type	Vacant Lot/Land
Status	Active

Community Information

Address	4020 47436 Rge Road 15
Area	Rural Leduc County
Subdivision	Mission Beach
City	Rural Leduc County
County	ALBERTA
Province	AB
Postal Code	T0C 2P0

Exterior

Exterior Features Lake Access Property, Lake View, Private Setting, Waterfront Property

Additional Information

Date Listed	August 11th, 2025
Days on Market	13
Zoning	Zone 95

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 August 24th, 2025 at 2:02am MDT