

\$120,000 - 4002 & 4004 42 Avenue, Drayton Valley

MLS® #E4462058

\$120,000

0 Bedroom, 0.00 Bathroom,
Single Family on 0.00 Acres

Drayton Valley, Drayton Valley, AB

Offered through TEAM AUCTIONS from November 18th–20, 2025, these vacant double lot parcels will be featured in a timed auction within the desirable newer community of MERAW ESTATES, Drayton Valley, AB. Each parcel carries a reserve price of \$80,000 and presents an excellent opportunity for builders or investors looking to develop in a growing area. Duplex/Semi-Detached and Single Detached Dwellings are all permitted, providing flexibility for a variety of residential developments. A “BUY IT NOW” option is available for unconditional offers of \$120,000 per double lot parcel until November 3, 2025, two weeks prior to the auction. Don’t miss this rare chance to invest in one of Drayton Valley’s most sought-after neighborhoods! The pricing reflects both lots sold together. Lot size and taxes shown represent both lots combined. *All drone outlines are approximate.

Essential Information

MLS® #	E4462058
Price	\$120,000
Bathrooms	0.00
Acres	0.00
Type	Single Family
Sub-Type	Vacant Lot/Land



Status Active

Community Information

Address 4002 & 4004 42 Avenue
Area Drayton Valley
Subdivision Drayton Valley
City Drayton Valley
County ALBERTA
Province AB
Postal Code T7A 0B5

Exterior

Exterior Features Schools, Shopping Nearby, See Remarks

Additional Information

Date Listed October 14th, 2025
Days on Market 19
Zoning Zone 90

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 November 2nd, 2025 at 12:17am MDT