# \$595,000 - 711038 Hwy 40 Street, Grande Prairie

MLS® #A2203524

#### \$595,000

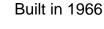
0 Bedroom, 0.00 Bathroom, Commercial on 0.00 Acres

O'Brien Lake, Grande Prairie, Alberta

An incredible opportunity to own over one acre of land with a very functional home right on the edge of Highway 40, just north of Dunvegan Gardens at the entrance to O'Brien Lake South this is an incredible opportunity and it even has mature trees. This is a surprisingly quiet property being that it's close to the highway the trees are doing the trick! Currently Zoned Urban Reserve.







#### **Essential Information**

MLS® #	A2203524
Price	\$595,000
Bathrooms	0.00
Acres	0.00
Year Built	1966
Туре	Commercial
Sub-Type	Mixed Use
Status	Active

## **Community Information**

Address	711038 Hwy 40 Street
Subdivision	O'Brien Lake
City	Grande Prairie
County	Grande Prairie
Province	Alberta
Postal Code	T8W 5B6

## **Additional Information**



Date Listed	March 18th, 2025
Days on Market	81
Zoning	UR

## **Listing Details**

Listing Office Tom Shields Realty Inc.

Data is supplied by Pillar 9â,,¢ MLS® System. Pillar 9â,,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,¢. The trademarks MLS®, Multiple Listing Service® 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.