



GRASSROOTS

REALTY GROUP

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Range Road 205
Rural Lethbridge County, Alberta

MLS # A2309934



\$2,560,000

Division: NONE

Lot Size: 63.34 Acres

Lot Feat: Cleared

By Town: Lethbridge

LLD: 5-8-20-W4

Zoning: CR

Water: None

Sewer: -

Utilities: None

Exceptional investment and development opportunity just 10 minutes south of Lethbridge. This 63.34 acre parcel offers paved road access and comes with a proposed residential lot development plan featuring 16 individual acreage lots, each over 3 acres in size. Perfectly positioned for country residential living, this property combines the appeal of rural privacy with convenient access to city amenities. The thoughtfully designed concept plan provides spacious estate style lots ideal for families seeking open space, scenic prairie views, and a peaceful lifestyle close to Lethbridge. Rare opportunities like this are becoming increasingly limited in Southern Alberta. Whether you're looking to develop in stages or immediately this property offers outstanding potential in a highly desirable rural residential market. For more information on development plans, legislative framework, site analysis and property details, contact today.