



GRASSROOTS

REALTY GROUP

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3 C & E Trail
Rural Red Deer County, Alberta

MLS # A2310450



\$304,000

Division: NONE

Lot Size: 1.62 Acres

Lot Feat: -

By Town: Red Deer

LLD: 9-37-28-W4

Zoning: R1

Water: Private

Sewer: -

Utilities: -

Visit REALTOR® website for additional information. Situated on the highly sought-after C & E Trail in Red Deer County, this 1.62-acre parcel of bare land presents an excellent opportunity to build your dream home in a peaceful country setting. The property includes a well (no pump) and is located only a short drive from Red Deer, offering the perfect balance of rural serenity and convenient access to city services and amenities. Enjoy expansive prairie and farmland views in every direction, creating a truly scenic backdrop for your future home. The natural slope of the land makes it especially well suited for a walkout-style build, allowing you to take full advantage of the landscape and views. There is also room to construct an additional shop, giving you flexibility for a workshop, garage, storage, or hobby space. Whether you're planning a custom home, extra workspace, or both, this property offers plenty of potential. Permitted uses through Red Deer County include accessory buildings and uses, bed and breakfast facilities, boarding facilities, minor home businesses, public utilities, secondary suites, signage, single detached dwellings, and solar energy devices. Directions: From the Red Deer County office, travel approximately 12 km south.