

# \$2,500,000 - 23246 Twp Rd 521a, Rural Strathcona County

MLS® #E4454724

**\$2,500,000**

0 Bedroom, 0.00 Bathroom,  
Rural on 20.51 Acres

None, Rural Strathcona County, AB

20.52 Acres Zoned RA (Rural Residential/Agriculture). This rolling and treed land has so much to offer and is located minutes to Sherwood Park in the south after area of COLCHESTER. Many excellent building sites. Property has Power, Gas & Cable already in.

## Essential Information

|           |                 |
|-----------|-----------------|
| MLS® #    | E4454724        |
| Price     | \$2,500,000     |
| Bathrooms | 0.00            |
| Acres     | 20.51           |
| Type      | Rural           |
| Sub-Type  | Vacant Lot/Land |
| Status    | Active          |

## Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 23246 Twp Rd 521a       |
| Area        | Rural Strathcona County |
| Subdivision | None                    |
| City        | Rural Strathcona County |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T8B 1G8                 |

## Exterior



Exterior Features    Fenced, Rolling Land, Treed Lot, See Remarks, Partially Fenced

**Additional Information**

Date Listed            August 26th, 2025

Days on Market       81

Zoning                 Zone 80

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Listing information last updated on November 15th, 2025 at 6:47am MST