

# \$50,000 - Lot 9, 572a Hunter Drive, Drumheller

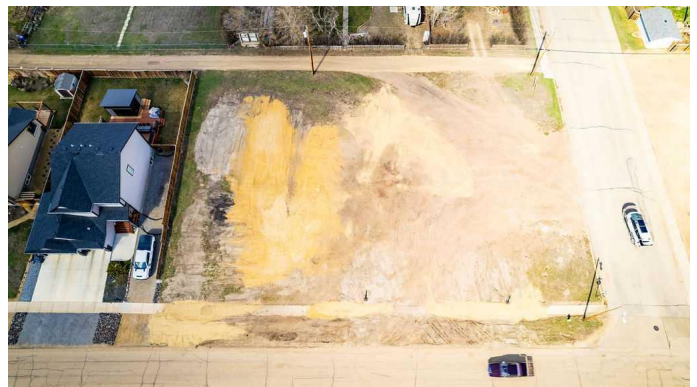
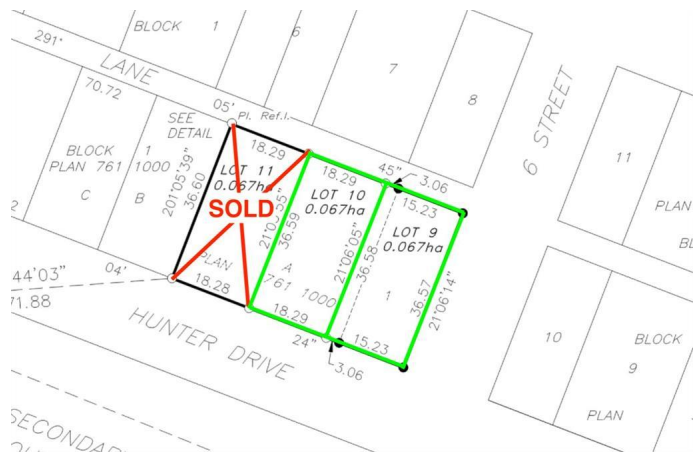
MLS® #A2150222

**\$50,000**

0 Bedroom, 0.00 Bathroom,  
Land on 0.15 Acres

Downtown Drumheller, Drumheller, Alberta

Only two lots left, lot 9 & 10. Desirable lots for sale in Nacmine, Drumheller, across from the infamous Nacmine Store and some of Drumheller's finest homes. Services to the curb. The water and sewer are installed for both lots as of April 2024. A short hop to drive on the historic Dinosaur Trail, just west of Drumheller. The Land use is NCD (Neighbourhood Commercial District). Price is per lot, each lot is approx: 36.6 m deep x 18.28 m wide (approx 120 ft x 60 ft approx .067 ha per lot). Subdivision is complete, addresses will change once the municipality assigns the new civic address. Buyer must fill out a development permit application sheet as part of the offer outlining what they will build, who their contractor is, and outline the timeline that starts substantial construction within 8 months and completes construction with 24 months. Offers must be left open for 3 weeks from the date submitted.



## Essential Information

|           |                 |
|-----------|-----------------|
| MLS® #    | A2150222        |
| Price     | \$50,000        |
| Bathrooms | 0.00            |
| Acres     | 0.15            |
| Type      | Land            |
| Sub-Type  | Commercial Land |
| Status    | Active          |

**Community Information**

|             |                          |
|-------------|--------------------------|
| Address     | Lot 9, 572a Hunter Drive |
| Subdivision | Downtown Drumheller      |
| City        | Drumheller               |
| County      | Drumheller               |
| Province    | Alberta                  |
| Postal Code | T0J 0Y0                  |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 17th, 2024 |
| Days on Market | 302             |
| Zoning         | NCD             |

**Listing Details**

|                |                    |
|----------------|--------------------|
| Listing Office | Century 21 Masters |
|----------------|--------------------|

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