

\$5,225,000 - 51313 Range Road 261, Rural Parkland County

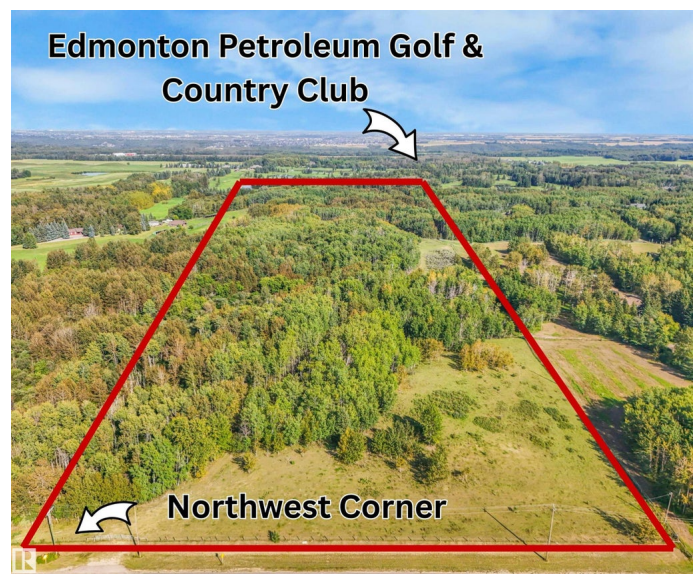
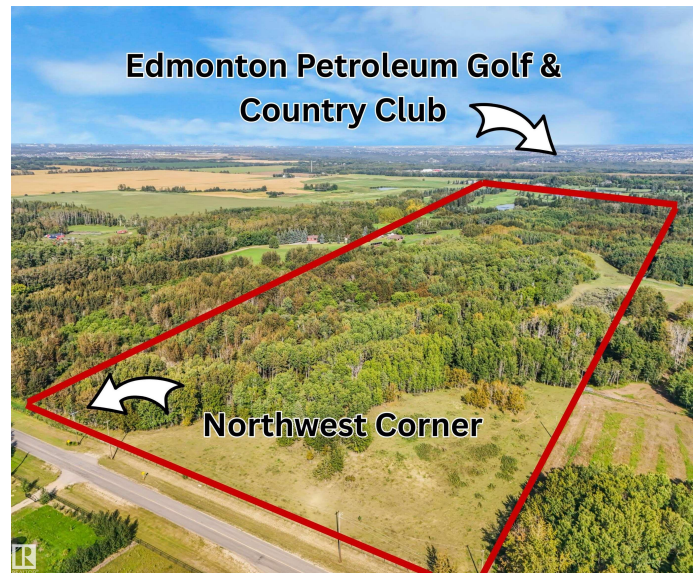
MLS® #E4455086

\$5,225,000

0 Bedroom, 0.00 Bathroom,
Rural on 39.77 Acres

None, Rural Parkland County, AB

Exceptional opportunity to own a spectacular 40 acre parcel just outside Edmonton city limits with Future Subdivision Potential! This land is in an ideal location - just 4km South of 23rd Ave (Hwy 627) and 1 mile directly West of Winterburn Rd/Edmonton City Limits. The fully fenced 40 acres borders the Edmonton Petroleum Golf & Country Club to the East and sits Northeast of the Bunchberry Meadows Conversation Area. The rolling topography of this piece provides ideal subdivision potential. Sellers have engaged in the subdivision process and have already undertaken multiple technical studies and provided a Conceptual Scheme to the County. With the significant potential of this acreage, seize your opportunity to develop now or build your dream private estate and retain the long term upside of this unique space.



Essential Information

MLS® #	E4455086
Price	\$5,225,000
Bathrooms	0.00
Acres	39.77
Type	Rural
Sub-Type	Vacant Lot/Land

Status Active

Community Information

Address 51313 Range Road 261
Area Rural Parkland County
Subdivision None
City Rural Parkland County
County ALBERTA
Province AB
Postal Code T7Y 1B4

Exterior

Exterior Features Backs Onto Park/Trees, Fenced, Golf Nearby, Rolling Land, Treed Lot

Additional Information

Date Listed August 28th, 2025
Days on Market 6
Zoning Zone 90

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Listing information last updated on September 3rd, 2025 at 10:33am MDT