

\$375,000 - Lot 4b 50450 Range Road 233, Rural Leduc County

MLS® #E4436907

\$375,000

0 Bedroom, 0.00 Bathroom,
Rural on 2.57 Acres

Gateway Estate, Rural Leduc County, AB

UNLEASH THE POTENTIAL on this 2.57-acre slice of opportunity in Leduc County! Fenced and ready for your vision, this property features a solid 23'x31' barn with stalls and a storage room—perfect for livestock, equipment, or future workshop dreams. Power is already on-site—just bring your heat and water plans to make it your own. Partially treed for natural privacy with room to expand, build, or just breathe. Location is unbeatable: only 10 minutes to Beaumont, 15 to Nisku, and 20 to Sherwood Park—ideal for commuters, hobby farmers, or entrepreneurs needing space without sacrificing convenience. Whether you™re building a dream home, launching a small agri-business, or simply staking your claim in Alberta™s heartland, this property delivers raw potential with zero compromise. No building timeline—just freedom. Act fast—acresages this versatile and this close to major hubs are rare.

Essential Information

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|-----------|-----------|
| MLS® # | E4436907 |
| Price | \$375,000 |
| Bathrooms | 0.00 |
| Acres | 2.57 |



| | |
|----------|-----------------|
| Type | Rural |
| Sub-Type | Vacant Lot/Land |
| Status | Active |

Community Information

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|-------------|-----------------------------|
| Address | Lot 4b 50450 Range Road 233 |
| Area | Rural Leduc County |
| Subdivision | Gateway Estate |
| City | Rural Leduc County |
| County | ALBERTA |
| Province | AB |
| Postal Code | T4X 0L4 |

Exterior

| | |
|-------------------|--|
| Exterior Features | Airport Nearby, Fenced, Golf Nearby, Private Setting, Shopping Nearby, Treed Lot |
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Additional Information

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|----------------|----------------|
| Date Listed | May 16th, 2025 |
| Days on Market | 30 |
| Zoning | Zone 80 |

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Listing information last updated on June 15th, 2025 at 5:17am MDT