# \$1,650,000 - 54500 Rge Rd 275, Rural Sturgeon County

MLS® #E4427500

## \$1,650,000

0 Bedroom, 0.00 Bathroom, Business with Property on 0.00 Acres

None, Rural Sturgeon County, AB

This is a 28 lot Mobile Home Park located on the south side of Calahoo, AB. With a high occupancy rate, this park provides excellent revenue for any potential owner. Within close proximity to St. Albert, Stony Plain-Spruce Grove, the attractive location provides a fantastic opportunity for those who enjoy small community living while enjoying the close amenities larger centers offer. The park is connected to municipal sewer via a holding tank and pump out, along with a drilled well and associated water treatment system, while each pad is responsible for their own metered power & gas. There is potential for additional pads creating added revenue. Mobiles are not owned by the mobile home park.



Built in 2001

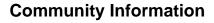
#### **Essential Information**

MLS® # E4427500 Price \$1,650,000

Bathrooms 0.00 Acres 0.00 Year Built 2001

Type Business with Property

Status Active



Address 54500 Rge Rd 275



Area Rural Sturgeon County

Subdivision None

City Rural Sturgeon County

County ALBERTA

Province AB

Postal Code T8R 1Z1

### **Exterior**

Exterior Other Construction Other

## **Additional Information**

Date Listed March 25th, 2025

Days on Market 83

Zoning Zone 90

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Listing information last updated on June 16th, 2025 at 6:47am MDT