

# \$55,000 - 9820 99 Street, Wembley

MLS® #A2045054

**\$55,000**

0 Bedroom, 0.00 Bathroom,  
Land on 0.12 Acres

NONE, Wembley, Alberta

This is a vacant residential lot located in the Century area, with a single detached garage and all services at the lot line. It is zoned R-2, which typically allows for single and two-family homes. The property is located across the street from Helen E. Taylor School and is within walking distance of local amenities such as the Corner Grocery and Wembley Recreation Centre.

This property may be of interest to builders and investors looking for a development opportunity in the area. The fact that there is no existing house on the lot means that there is no need to tear down an existing structure before starting construction.

If you are interested in this property, contact a REALTOR® for more information and to arrange a viewing.



## Essential Information

|           |                  |
|-----------|------------------|
| MLS® #    | A2045054         |
| Price     | \$55,000         |
| Bathrooms | 0.00             |
| Acres     | 0.12             |
| Type      | Land             |
| Sub-Type  | Residential Land |
| Status    | Active           |

## Community Information

|             |                                 |
|-------------|---------------------------------|
| Address     | 9820 99 Street                  |
| Subdivision | NONE                            |
| City        | Wembley                         |
| County      | Grande Prairie No. 1, County of |
| Province    | Alberta                         |
| Postal Code | T0H 3S0                         |

### **Amenities**

|           |                         |
|-----------|-------------------------|
| Utilities | Electricity at Lot Line |
|-----------|-------------------------|

### **Exterior**

|                 |                 |
|-----------------|-----------------|
| Lot Description | City Lot, Paved |
|-----------------|-----------------|

### **Additional Information**

|                |               |
|----------------|---------------|
| Date Listed    | May 2nd, 2023 |
| Days on Market | 875           |
| Zoning         | R-2 - RES 2   |

### **Listing Details**

|                |                       |
|----------------|-----------------------|
| Listing Office | RE/MAX Grande Prairie |
|----------------|-----------------------|

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