

# \$1,550,000 - Nw 14-72-5-w6 .., Rural Grande Prairie No. 1, County of

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MLS® #A2165275

**\$1,550,000**

0 Bedroom, 0.00 Bathroom,  
Land on 127.11 Acres

Hawker Industrial Park, Rural Grande Prairie  
No. 1, County of, Alberta

This expansive 127-acre AG-zoned property presents a rare opportunity for future development, ideally located just four minutes east of Grande Prairie with convenient access from Range Road 51 or 52 and unparalleled proximity to Highway 43. As part of an approved Area Structure Plan (ASP), this land features a paved road through the quarter and offers immense potential for investors and developers. Its close proximity to the established Hawker Industrial Parks combines the advantages of a large-scale property with the affordability of a single lot. Nearby infrastructure, including municipal water, Telus fiber, Atco gas, and electricity services on neighboring quarters, reduces costs and streamlines development. With significant sunk costs already invested, this property is ready for immediate progress. Donâ€™t miss this exceptional opportunityâ€”contact a Commercial Realtor® today to learn more about this prime development-ready land.



## Essential Information

|           |             |
|-----------|-------------|
| MLS® #    | A2165275    |
| Price     | \$1,550,000 |
| Bathrooms | 0.00        |
| Acres     | 127.11      |

|          |                 |
|----------|-----------------|
| Type     | Land            |
| Sub-Type | Commercial Land |
| Status   | Active          |

### Community Information

|             |                                       |
|-------------|---------------------------------------|
| Address     | Nw 14-72-5-w6 ..                      |
| Subdivision | Hawker Industrial Park                |
| City        | Rural Grande Prairie No. 1, County of |
| County      | Grande Prairie No. 1, County of       |
| Province    | Alberta                               |
| Postal Code | T8X 0T1                               |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | January 9th, 2025 |
| Days on Market | 267               |
| Zoning         | AG                |

### Listing Details

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

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