

## \$1,840,000 - Rr 262 & Twpr 502, Rural Leduc County

MLS® #E4462015

**\$1,840,000**

0 Bedroom, 0.00 Bathroom,  
Rural on 160.00 Acres

None, Rural Leduc County, AB

Fantastic opportunity to Own excellent parcel of Land,â€ 160 acres located about a mile South of DEVON â€ HWY 19, on RR 262 in Leduc County. A Great piece of land! NORTHERN Part of these lands is proposed for INDUSTRIAL DEVELOPMENTS and it is part of already approved SOUTH OF DEVON INDUSTRIAL AREA STRUCTURE PLAN of Leduc County. Property is rented to farmers that generate income of \$9,600 a year. Other is also Surface Lease revenue of \$ 6,142 yearly. Minutes from Hwy19 (Main East/ West HWY) and HWY 60 (North South Hwyâ€Connection to Western Edmonton, Spruce Grove, Stony Place Areas), ONLY 4 miles west of Edmonton International Airport. ONLY Two miles WEST OF City of EDMONTON'S RABBIT HILL District areas. . DO Not miss This ONE AT THIS PRICE!

### Essential Information

|           |                 |
|-----------|-----------------|
| MLS® #    | E4462015        |
| Price     | \$1,840,000     |
| Bathrooms | 0.00            |
| Acres     | 160.00          |
| Type      | Rural           |
| Sub-Type  | Vacant Lot/Land |
| Status    | Active          |



**Community Information**

|             |                    |
|-------------|--------------------|
| Address     | Rr 262 & Twpr 502  |
| Area        | Rural Leduc County |
| Subdivision | None               |
| City        | Rural Leduc County |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T9G 0E9            |

**Exterior**

|                   |                             |
|-------------------|-----------------------------|
| Exterior Features | Airport Nearby, See Remarks |
| Lot Description   | 6969600 Sqft                |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 10th, 2025 |
| Days on Market | 14                 |
| Zoning         | Zone 90            |

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Listing information last updated on October 23rd, 2025 at 10:47pm MDT