

# \$79,900 - 822 16 Av, Cold Lake

MLS® #E4456493

**\$79,900**

0 Bedroom, 0.00 Bathroom,  
Vacant Land on 0.16 Acres

Cold Lake North, Cold Lake, Alberta

This vacant lot previously had an older house that was removed, and the services are still available [water, sewer, power, and gas]. Apparently the lot is also zoned with capabilities for a duplex, but that would have to be confirmed by the buyer. The lot is above average at 650 square meters. The lot is 140' long x 50' wide. This is a corner lot with Emma's convenience store just down the street, and Cold Lake Elementary on the opposite side of the road. It's in Cold Lake North, with the Cold Lake Marina and Marina Mall only about 4-5 blocks away. Kinosoo Beach is about 10 blocks or less. Having all the utilities already on the property is a huge bonus to a prospective buyer looking to build. All measurements and utility availability to be confirmed by the buyer. (id:6289)



## Essential Information

Listing #	E4456493
Price	\$79,900
Bathrooms	0.00
Acres	0.16
Type	Vacant Land
Sub-Type	Freehold

## Community Information

Address	822 16 Av
Subdivision	Cold Lake North

City	Cold Lake
Province	Alberta
Postal Code	T9M1L6

### Amenities

Amenities	Playground, Public Transit, Schools, Shopping
Features	Corner Site, Flat site, Level

### Listing Details

Listing Office	RE/MAX Platinum Realty
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