

\$5,000 - 622 Iris Street, Rosemary

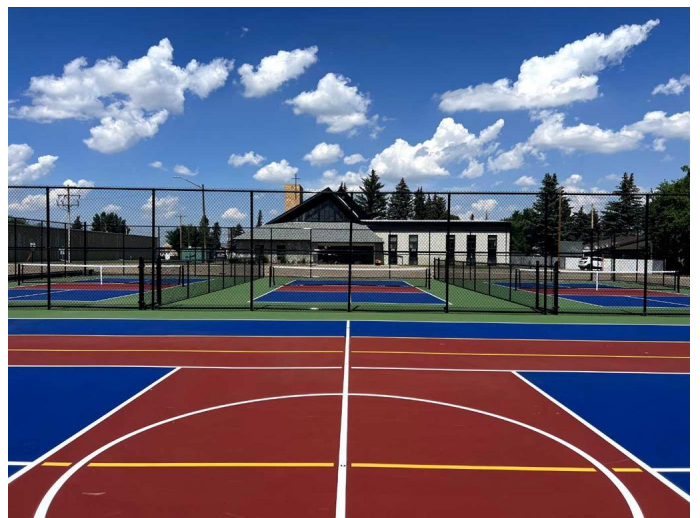
MLS® #A2120911

\$5,000

0 Bedroom, 0.00 Bathroom,
Land on 0.19 Acres

NONE, Rosemary, Alberta

There is "LOTS" to enjoy in this charming village of Rosemary! This is what everyone has been asking for: Can I have A MODULAR HOME (MINIMUM OF 25 FEET WIDE), Can I build a duplex for 2 families, Can I bring in a RTM? YES YOU CAN! Home must be a minimum of 1100 sq ft. NO TINY HOMES, AND NO SINGLE WIDE MOBILE HOMES. Additional building requirements upon interest. The community offers a K-12 school, Recreation/Arena Facility, Updated parks, convenience store, post office, bakery and a local butcher shop. A little hidden gem of a campground as well. With a shower/bathroom building, hook ups and large parking pads. Great for the extra family to stay while visiting! Come take a look, make your dream a reality! A complete development permit application must be submitted within six (6) months of signing a purchase agreement with the Village for the vacant lot. Taxable residential improvements, as per Bylaw #404-08, must be completed within twelve (12) months of the purchaser having received all applicable discipline permits. An additional allowance of 3 months may be granted by council on request due to weather conditions.



Essential Information

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| MLS® # | A2120911 |
| Price | \$5,000 |

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|-----------|------------------|
| Bathrooms | 0.00 |
| Acres | 0.19 |
| Type | Land |
| Sub-Type | Residential Land |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 622 Iris Street |
| Subdivision | NONE |
| City | Rosemary |
| County | Newell, County of |
| Province | Alberta |
| Postal Code | T0J2W0 |

Amenities

| | |
|-----------|--|
| Utilities | Electricity at Lot Line, Water At Lot Line, Garbage Collection, High Speed Internet Available, Natural Gas at Lot Line |
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Additional Information

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|----------------|-----------------|
| Date Listed | April 7th, 2024 |
| Days on Market | 521 |
| Zoning | R-1 |

Listing Details

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|----------------|----------------------------------|
| Listing Office | Century 21 Foothills Real Estate |
|----------------|----------------------------------|

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