

# \$9,752,680 - 3505 30 Street, Lethbridge

MLS® #A2156305

**\$9,752,680**

0 Bedroom, 0.00 Bathroom,  
Land on 159.88 Acres

NONE, Lethbridge, Alberta

Great investment opportunity. This land is located within the City of Lethbridge limits next to the Coalbanks Subdivision in West Lethbridge. With zoning changes this property could have great potential for residential/commercial development and excellent return on investment. Prime location with great view of the Rocky Mountains and close to the river. This dryland with good soil quality is currently being farmed.

## Essential Information

MLS® #	A2156305
Price	\$9,752,680
Bathrooms	0.00
Acres	159.88
Type	Land
Sub-Type	Residential Land
Status	Active

## Community Information

Address	3505 30 Street
Subdivision	NONE
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1J 4S8

## Additional Information

Date Listed	August 7th, 2024
-------------	------------------



Days on Market	399
Zoning	FUD

## **Listing Details**

Listing Office	ROYAL LEPAGE SOUTH COUNTRY - Taber
----------------	------------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.