



**GRASSROOTS**  
REALTY GROUP

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2, 2660 22 Street  
Red Deer, Alberta

MLS # A2198279



**\$3,800,000**

Division: Lancaster Green

Lot Size: 4.35 Acres

Lot Feat: -

By Town: -

LLD: -

Zoning: R2

Water: -

Sewer: -

Utilities: -

**\*\*The site is permit-ready for the development of 77 townhomes with full construction plans and a development permit in place\*\***  
Multifamily Development Land! 4.35 acres (3.91 net developable) zoned R2 (med. density), this is a prime location in the City of Red Deer! The Red Deer market is in need of two things; affordable housing and new rental accommodation, this site can serve one or both of these categories. Well located in S.E. Red Deer in a new growth area that provides all essential services, schools, shopping, trail systems, and the largest recreation center in Red Deer. This is an area where people prefer to live.