

# \$5,000 - 531 9 Avenue, Bassano

MLS® #A2224565

**\$5,000**

0 Bedroom, 0.00 Bathroom,  
Land on 0.22 Acres

NONE, Bassano, Alberta

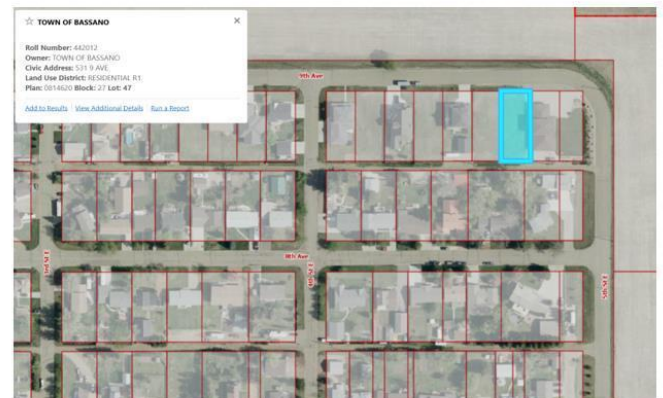
BEAUTIFUL BASSANO - Welcome to an incredible opportunity to build your dream home in vibrant Bassano for only \$5,000! This prime lot has all town services conveniently run to the property line, ready for your vision. Enjoy Bassano's charming community with an outdoor pool, local arena, parks, and a revitalized downtown. Buyers must submit a development permit application within 6 months of signing for a taxable improvement per LUB 921/21. There is also a build timeline requirement and minimum build size of 1400sqft with a front attached garage. Allowed property types include Prefab Homes and Stick Build. Mobile homes are NOT allowed. Call now to get more information as we have multiple lots available!



## Town of Bassano Vacant Property Listing Details

### 6. 531 - 9<sup>th</sup> Avenue (Plan 081 4620; Block 27; Lot 47)

- Registered owner: Town of Bassano
- Zoning: Residential (R1)
- Lot size: 150' x 62.5'
- Minimum square footage of home is 1,400SF with an attached front garage on this lot.
- Municipal services (water/sewer to the property line)
- No RPR provided
- List price: \$5,000
- LINC 0033526568



## Essential Information

|           |                  |
|-----------|------------------|
| MLS® #    | A2224565         |
| Price     | \$5,000          |
| Bathrooms | 0.00             |
| Acres     | 0.22             |
| Type      | Land             |
| Sub-Type  | Residential Land |
| Status    | Active           |

## Community Information

|             |              |
|-------------|--------------|
| Address     | 531 9 Avenue |
| Subdivision | NONE         |



|             |                   |
|-------------|-------------------|
| City        | Bassano           |
| County      | Newell, County of |
| Province    | Alberta           |
| Postal Code | T0J 0B0           |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 26th, 2025 |
| Days on Market | 161            |
| Zoning         | R1             |

### **Listing Details**

|                |                                |
|----------------|--------------------------------|
| Listing Office | Real Estate Professionals Inc. |
|----------------|--------------------------------|

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.