

**605 Palliser Trail
Hanna, Alberta**

MLS # A2281737



\$1,000

Division: Hanna

Lot Size: 22.25 Acres

Lot Feat: Cleared

By Town: -

LLD: -

Zoning: UR

Water: -

Sewer: -

Utilities: -

UP FOR TENDER - Open for offers! A rare opportunity to acquire a large residential town lot totaling 22.26 acres in a growing and developing community. This flat, cleared parcel is ideally suited for residential development, offering an excellent canvas for future housing projects or a thoughtfully planned subdivision. Municipal water is available at the property line and sewer is already on site. Purchase Price is PLUS GST. An easement will be registered on title to provide access to the lift station and sewer line, both of which will be maintained by the town. With its generous size, prime servicing and location within a developing town, this property presents a fantastic investment and development opportunity with strong future potential. As per sellers' instructions: The sellers will respond to offers on February 5, 2026. All offers must be submitted to Real Estate Centre in a sealed envelope (email submission by arrangement) and must be written on an AREA purchase contract by a REALTOR® licensed in the province of Alberta. The seller reserves the right to accept, counter, or reject any offer, and the highest or any offer may not necessarily be accepted. All offers must remain open for a response for 72 hours. Deadline for all offers to be submitted is 1:00 PM on February 2, 2026.