$595,000 - On Jennifer Drive, White Sands

MLS® #A2237631

$595,000
0 Bedroom, 0.00 Bathroom,
Land on 32.78 Acres

NONE, White Sands, Alberta

Investment Opportunity in the Summer Village of White Sands â€“ 32.78 Acres Near Buffalo Lake
Hereâ€™s your chance to secure a prime piece of land in one of Albertaâ€™s hidden gemsâ€”White Sands on Buffalo Lake. This 32.78-acre parcel offers a rare opportunity for future development, recreational use, or a long-term investment in a growing lakeside community.
Whether you're envisioning a new phase of development or simply looking to hold a large tract of land at the lake, the potential here is substantial. With mature trees, rolling hills, and elevated areas perfect for scenic views, the land lends itself beautifully to a mix of private, nature-filled lots.
Several development configurations are possibleâ€”from spacious 2-acre parcels requiring less infrastructure, to smaller Â½-acre lots for higher density, or just keep the whole plot for yourself. The choice is yours.
White Sands is renowned for having some of the best sandy beaches on Buffalo Lake, along with scenic walking trails and abundant wildlife. Buffalo Lake itself is one of Albertaâ€™s largest lakes, spanning an impressive 124 kmÂ²â€”perfect for boating, fishing, and water sports.
Location Highlights:
2.5 hours from Calgary
2 hours from Edmonton
20 minutes to the full-service town of Stettler

Whether you're looking to break ground soon or hold for future value, or keep it for yourself, this property is a solid opportunity to invest in a growing lakeside community. Opportunities like this donâ€™t come oftenâ€”explore the possibilities today.

Essential Information

MLS® #	A2237631
Price	$595,000
Bathrooms	0.00
Acres	32.78
Type	Land
Sub-Type	Residential Land
Status	Active

Community Information

Address	On Jennifer Drive
Subdivision	NONE
City	White Sands
County	Stettler No. 6, County of
Province	Alberta
Postal Code	T0C 3B0

Additional Information

Date Listed	July 5th, 2025
Days on Market	44
Zoning	Reserve for future develo

Listing Details

Listing Office	RE/MAX 1st Choice Realty

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