

# \$1,499,900 - Rr 142 Highway 55, Lac La Biche

MLS® #A2261752

**\$1,499,900**

0 Bedroom, 0.00 Bathroom,  
Land on 38.99 Acres

Lac La Biche, Lac La Biche, Alberta

38.99 Acre Highway Commercial development parcel located at the corner of highway 55 frontage and Range Road 142 access giving this property maximum traffic exposure.

Sewer/Water Services available including 6" commercial stubs (levy paid), natural gas and power at the property line. The property is fenced, there is a dug out or future for future watershed in your subdivision plan, the land is mostly cleared and levelled. This great property is ready to develop your own commercial subdivision or Box store.

## Essential Information

|           |                 |
|-----------|-----------------|
| MLS® #    | A2261752        |
| Price     | \$1,499,900     |
| Bathrooms | 0.00            |
| Acres     | 38.99           |
| Type      | Land            |
| Sub-Type  | Commercial Land |
| Status    | Active          |

## Community Information

|             |                     |
|-------------|---------------------|
| Address     | Rr 142 Highway 55   |
| Subdivision | Lac La Biche        |
| City        | Lac La Biche        |
| County      | Lac La Biche County |
| Province    | Alberta             |
| Postal Code | T0A 2C0             |



## **Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 2nd, 2025  |
| Days on Market | 49                 |
| Zoning         | Highway Commercial |

## **Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | COLDWELL BANKER UNITED |
|----------------|------------------------|

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.