

\$350,000 - 379 1 Avenue, Rural Parkland County

MLS® #E4430871

\$350,000

0 Bedroom, 0.00 Bathroom,
Rural on 0.13 Acres

Seba Beach, Rural Parkland County, AB

Build your dream home in the heart of Seba Beach’s exclusive waterfront community on this prime lot that offers rare riparian rights, granting you direct access to the water – ideal for installing a private dock or creating your own beach oasis. Whether it’s swimming, boating, or enjoying a day on the lake, this property is the perfect launch point for four-season fun. With the old cabin removed (which had natural gas to it) and the lot cleared, it’s ready for development. Imagine a custom-built retreat designed to maximize the expansive lake views, with seamless indoor-outdoor living and upscale amenities – all just steps from the Edmonton Yacht Club and the vibrant charm of Seba Beach. The property features unique dimensions (shortest sides 100.9' x 51.6') and offers an incredible opportunity to create a stunning lakeside getaway well below appraised and assessed value.



Essential Information

MLS® #	E4430871
Price	\$350,000
Bathrooms	0.00
Acres	0.13
Type	Rural
Sub-Type	Vacant Lot/Land

Status Active

Community Information

Address 379 1 Avenue
Area Rural Parkland County
Subdivision Seba Beach
City Rural Parkland County
County ALBERTA
Province AB
Postal Code T0E 2B0

Exterior

Exterior Features Beach Access, Boating, Golf Nearby, Lake Access Property, Lake View, Picnic Area, Playground Nearby, Schools, Shopping Nearby, Waterfront Property

Additional Information

Date Listed April 15th, 2025
Days on Market 4
Zoning Zone 93

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)
Listing information last updated on April 19th, 2025 at 6:02pm MDT