# \$115,000 - 6804 Tri City Way, Cold Lake

MLS® #E4410766

### \$115,000

0 Bedroom, 0.00 Bathroom, Single Family on 0.00 Acres

Tri City Estates, Cold Lake, AB

DUPLEX PIE SHAPED LOT! Great opportunity to build a duplex in the highly sought-after Tri City Estates! This expansive pie-shaped lot, zoned R2, offers a fantastic location backing onto luxury single-family homes. Enjoy the tranquility of a quiet neighborhood while still being in close proximity to shopping centers, banks, schools, restaurants, the Energy Center, Portage College, and playgrounds. This is not just a property; it's a sound investment in a growing and desirable community. Take advantage of this chance to create a valuable duplex in a location that combines residential charm with convenient access to essential amenities.



#### **Essential Information**

MLS® # E4410766 Price \$115,000

Bathrooms 0.00 Acres 0.00

Type Single Family Sub-Type Vacant Lot/Land

Status Active

# **Community Information**

Address 6804 Tri City Way

Area Cold Lake

Subdivision Tri City Estates

City Cold Lake
County ALBERTA

Province AB

Postal Code T9M 1N2

## **Exterior**

Exterior Features Playground Nearby, Public Transportation, Schools, Shopping Nearby

## **Additional Information**

Date Listed October 17th, 2024

Days on Market 382

Zoning Zone 60

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Listing information last updated on November 2nd, 2025 at 9:02pm MST