

## \$364,900 - 5906 18 St, Rural Leduc County

MLS® #E4447916

**\$364,900**

0 Bedroom, 0.00 Bathroom,  
Rural on 0.25 Acres

Irvine Creek, Rural Leduc County, AB

Welcome to your dream oasis in Irvine Creek, featuring one of the largest lots available at over 10,000 square feet! This exceptional parcel not only offers ample space for your vision but also backs onto the serene beauty of a natural creek, with the added bonus of close proximity to a man-made lake. Imagine waking up to the soothing sounds of flowing water and the gentle rustle of leaves, surrounded by the tranquil landscapes of this beautiful new development area. Here, you can embrace the perfect balance between peaceful seclusion and convenient living, as the lot is remote enough to foster serenity yet close enough to access all essential amenities. Whether you desire a cozy retreat or a luxurious estate, the possibilities are endless on this expansive property. Seize the opportunity to craft your ideal home in this idyllic setting. Donâ€™t miss out on this rare chance to make this extraordinary piece of land your own and build the life you've always dreamed of in Irvine Creek!



### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4447916  |
| Price     | \$364,900 |
| Bathrooms | 0.00      |
| Acres     | 0.25      |

|          |                 |
|----------|-----------------|
| Type     | Rural           |
| Sub-Type | Vacant Lot/Land |
| Status   | Active          |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 5906 18 St         |
| Area        | Rural Leduc County |
| Subdivision | Irvine Creek       |
| City        | Rural Leduc County |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T4X 3C5            |

### Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Backs Onto Park/Trees, Creek, Cul-De-Sac |
|-------------------|--|

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 15th, 2025 |
| Days on Market | 53              |
| Zoning         | Zone 80         |

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Listing information last updated on September 6th, 2025 at 12:17am MDT