\$1,500,000 - 1 Muirfield Boulevard, Lyalta

MLS® #A2195776

\$1,500,000

0 Bedroom, 0.00 Bathroom, Commercial on 5.20 Acres

Lakes of Muirfield, Lyalta, Alberta

Prime Commercial Land in Growing Lakes of Muirfield, Lyalta – 5.2 Acres with Building Seize this rare opportunity to own 5.2 acres of commercial land in the heart of Lyalta, a thriving golf course community, Lakes of Muirfield, just east of Calgary. This high-potential property is ideally positioned to serve the rapidly expanding population, with build out of 700 homes and numerous surrounding acreages. No other retail exists in the community, making this an exceptional investment for retail, dining, or service-based businesses.

The property includes a 3,000 sq. ft. building, featuring:

Kitchen space – ideal for a café, restaurant, or food service
Two bathrooms – ready for staff and customer use

Expansive lot – ample space for parking, expansion, or additional development
With increasing demand and no competing retail, this is a prime location for a convenience store, restaurant, liquor store, cardlock gas or a variety of other businesses. Don't miss out on this unique commercial opportunity in one of the region's fastest-growing communities!

Location: Lyalta, AB in Lakes of Muirfield

Size: 5.2 acres

Building: 3,000 sq. ft. with kitchen &

bathrooms







Growth Potential: 700+ homes planned, plus

acreages nearby

Invest now in the future of Lyalta! Contact us

today for more details.

Built in 2006

Essential Information

MLS® # A2195776

Price \$1,500,000

Bathrooms 0.00

Acres 5.20

Year Built 2006

Type Commercial

Sub-Type Retail

Status Active

Community Information

Address 1 Muirfield Boulevard

Subdivision Lakes of Muirfield

City Lyalta

County Wheatland County

Province Alberta

Postal Code T0J1Y1

Amenities

Utilities Cable Internet Access, Electricity Connected, Natural Gas Connected

Parking Spaces 30

Interior

Heating Forced Air

Exterior

Roof Asphalt Shingle

Construction Cement Fiber Board

Foundation Slab

Additional Information

Date Listed March 16th, 2025

Days on Market 233
Zoning DC-7

Listing Details

Listing Office Royal LePage Benchmark

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