

ALDER TOP VILLAGE SUBDIVISION PUBLIC LAND SALE

PUBLIC LAND SALE QUICK FACTS

- Seller: City & Borough of Wrangell
- Location: 5 Mile Zimovia Highway, Wrangell, Alaska
- Opening Bids: July 2025
- Closing Bids: October 2025
- Borough financing options are available
- Number of Lots: 20
- Size of Lots: 17,000 to 23,700 square feet or 0.39 to 0.54 AC
- Auction Platform Website: [Public Surplus](https://www.alaska.gov/public-surplus)
- Price: Front Lots (2-9) - \$3.25 per square foot, with values ranging from \$55,300 to \$75,400. Back Lots (11-22) - \$2.90 per square foot, with values ranging from \$49,800 to \$68,800
- Zoning Designation: zoned Single-Family Residential – Medium Density (SFMD)
- Utilities: water, sewer, and electricity
- Amenities: Shoemaker Harbor, Shoemaker Bay Recreational Area, and Rainbow Falls Trail

(Aerial Map & Property Survey)

