

# **\$145,900 - Twp Rd 610 Rr 245, Rural Westlock County**

MLS® #E4259006

**\$145,900**

0 Bedroom, 0.00 Bathroom,  
Rural on 25.00 Acres

None, Rural Westlock County, AB

SUBDIVISION UNDERWAY!!!!....THIS 25 ACRE PARCEL IS CURRENTLY BEING SUBDIVIDED INTO 5 LOTS CONTAINING APPROX 5 ACRES EACH. EACH LOT IS PRICED AT \$145,900.00. SUBDIVISION TO BE COMPLETE IN SPRING OF 2024. GREAT OPERTUNITY TO OWN LAND ON A LAKE. ATTENTION CAMPERS AND RECREATIONAL ENTHUSIASTS.....THE SEASON IS FAST APPROCHING. GET OUT AND ENJOY ALBERTAS BEAUTY. LAKEFRONT LIVING ON HELLIWELL LAKE. AMAZING VIEWS !!!! LOCATED JUST OFF HIWAY 2 APPROXIMATELY 6 MILES NORTH OF CLYDE. POWER AND NATURAL GAS NEAR PROPERTY LINES. RECREATIONAL WONDERLAND WITH PRIVATE BOATING AND FISHING. 15 MIN FROM WESTLOCK, 40 MIN TO ATHABASCA AND 45 FROM ST ALBERT. GREAT OPPORTUNITY HERE!!! A DEFINITE MUST SEE!!



## **Essential Information**

MLS® #	E4259006
Price	\$145,900
Bathrooms	0.00
Acres	25.00
Type	Rural
Sub-Type	Vacant Lot/Land

Status                      Active

**Community Information**

Address                      Twp Rd 610 Rr 245  
Area                          Rural Westlock County  
Subdivision                None  
City                          Rural Westlock County  
County                      ALBERTA  
Province                    AB  
Postal Code                T0G 1S0

**Exterior**

Exterior Features        Backs   Onto   Lake, Boating, Fenced, Lake   View, Private   Setting,  
   Subdividable Lot, Waterfront Property

**Additional Information**

Date Listed                August 16th, 2021  
Days on Market        1343  
Zoning                      Zone 60

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