



## 47403 RR43 Rural Brazeau County AB

\$228,000

Location, location! This 59 acre parcel is just 3 miles from the village of Breton. The property is only 1.5 miles off of the paved Hwy 616. There is a nice building sight on north side of property. 90% of the property is open land with the balance in Mature Spruce and Tamarac. Services are close by. A seasonal creek runs the west to east length of the parcel. The SE corner of property is landlocked to the neighbors giving you privacy along the poplar Creek. The property is fenced. HERE ARE YOUR OPTIONS!! 1) SET UP A HOME AND USE THE LAND FOR PASTURE OR USE FOR RECREATIONAL PROPERTY - JUST PARK YOUR TRAILER OR BUILD A CABIN AND ENJOY HAVING YOUR OWN GET AWAY TO CAMP. IT IS ONLY 1 HOUR FROM EDMONTON.

Listing Presented By:



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