



# 50118 Range Road 91 Rural Brazeau County AB

\$136,000

Get a head start on your spring building project! This 3.88 acre lot has been cleared and the services are started for you. The 2000 gallon septic tank is in, well has been drilled to 164 ft, electricity is there, natural gas line from Evergreen Gas co-op is ready to tie into and the approach with gravel drive is in. You are ready to start as soon as your plans are ready. Most of the lot is still in trees and there is crown access only a mile away as well as the Pembina River access if you are looking for hunting or fishing. You can tie into the services there or make your off grid oasis away from the city. This lot is not in a subdivision and taken off an agricultural quarter. The GST has already been paid on this lot, so nothing left to do but decide how many bedrooms you want!

Listing Presented By:



Originally Listed by:  
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