



6308 45 Street Cold Lake AB

\$84,900

Nestled in a sought-after neighborhood, this prime lot is situated in a cul-de-sac in Tri City Estates. Enjoy the convenience of proximity to shopping, schools, restaurants, parks, and the Energy Centre. The generously sized, pie-shaped lot spans 734 sq meters, offering the opportunity to construct a home with a walk-out basement. Enhancing the appeal, the property backs onto green space, ensuring privacy with no neighbors in the rear. This is the perfect spot to materialize your vision of a dream home, combining the allure of a desirable neighborhood with the potential for a custom-built residence. Don't miss the chance to create your ideal living space in this exceptional location.

Listing Presented By:



Originally Listed by:
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