



## 5429 TWP ROAD 494 80 Rural Brazeau County AB

\$145,000

This Beautiful lot in Birchwood backs onto the creek and has nice mature trees and it's one of the bigger lots at .6 acres in size. You are steps away from the Buck Creek Golf course that winds around the creek, with all its amenities including a Club house, restaurant, and lounge. The Birchwood condo corp. has a center with a kitchen for community use, a ball diamond, playground, and horseshoe pits. What a great community to become a part of. There is a manufactured home with 2 bedrooms and 1 bathroom on the property but would need some TLC. Condo Fees include water, garbage, and common areas/road maintenance.

Listing Presented By:



Originally Listed by:  
NOW Real Estate Group

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