



## Rural Sturgeon County Alberta

\$289,900

DREAM ACREAGE - Ideally located at the TOP OF THE HILL just 10 MIN FROM ST.ALBERT, Edmonton or Spruce Grove. BUILD YOUR DREAM HOME with views to the South, ADD A SHOP or a Second Residence, all are PERMITTED UNDER THE ZONING. Newly subdivided 2.47 acres is 100m x 100m. Power and Gas at the road and less than 1km of gravel. GREAT OPPORTUNITY to get into the country and still be close to town. Adjacent 152 Acres of FARM LAND and 4.3 Acres with Shop ALSO AVAILABLE High producing soil, seeded to pasture and hay and suitable for grains. Cross fenced and SET UP FOR HORSES with multiple ponds. \*Vendor Financing Available. (id:6769)

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

<http://www.kinsellasells.com/>



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