Rural Parkland County Alberta

$365,000

A Rare Find in Pine Valley Acres - only 10 min to Devon & 15 min to West Edmonton. A Beautiful Private / Quiet / Scenic Property featuring 5.9 acres of mature trees complete with an L Shaped Pond, road access on both the North & East side and backing onto a Nature Sanctuary. This Property offers you a Blank Canvas to Build your Dream Home. There is also plenty of space to have out buildings for the Mechanic, Hobbyist, Small Business Owner or a Personal Retreat. For the Nature and Sport Enthusiast you will enjoy the trails for peaceful walks, biking and cross country skiing, watching Ducks land on the Pond, and wildlife sightings. There is an existing road on the property with a circle drive c/w camping space & firepit - Great for Weekend Get Aways. There is power on the property and gas lines at the property line. Great Property in a Mature Developed Acreage Subdivision with Friendly Neighbours throughout. The property is also close the Clifford E. Lee Bird Sanctuary and the U.of A. Botonic Gardens. (id:6769)

Listing Presented By:

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Homes & Gardens Real Estate Limited

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