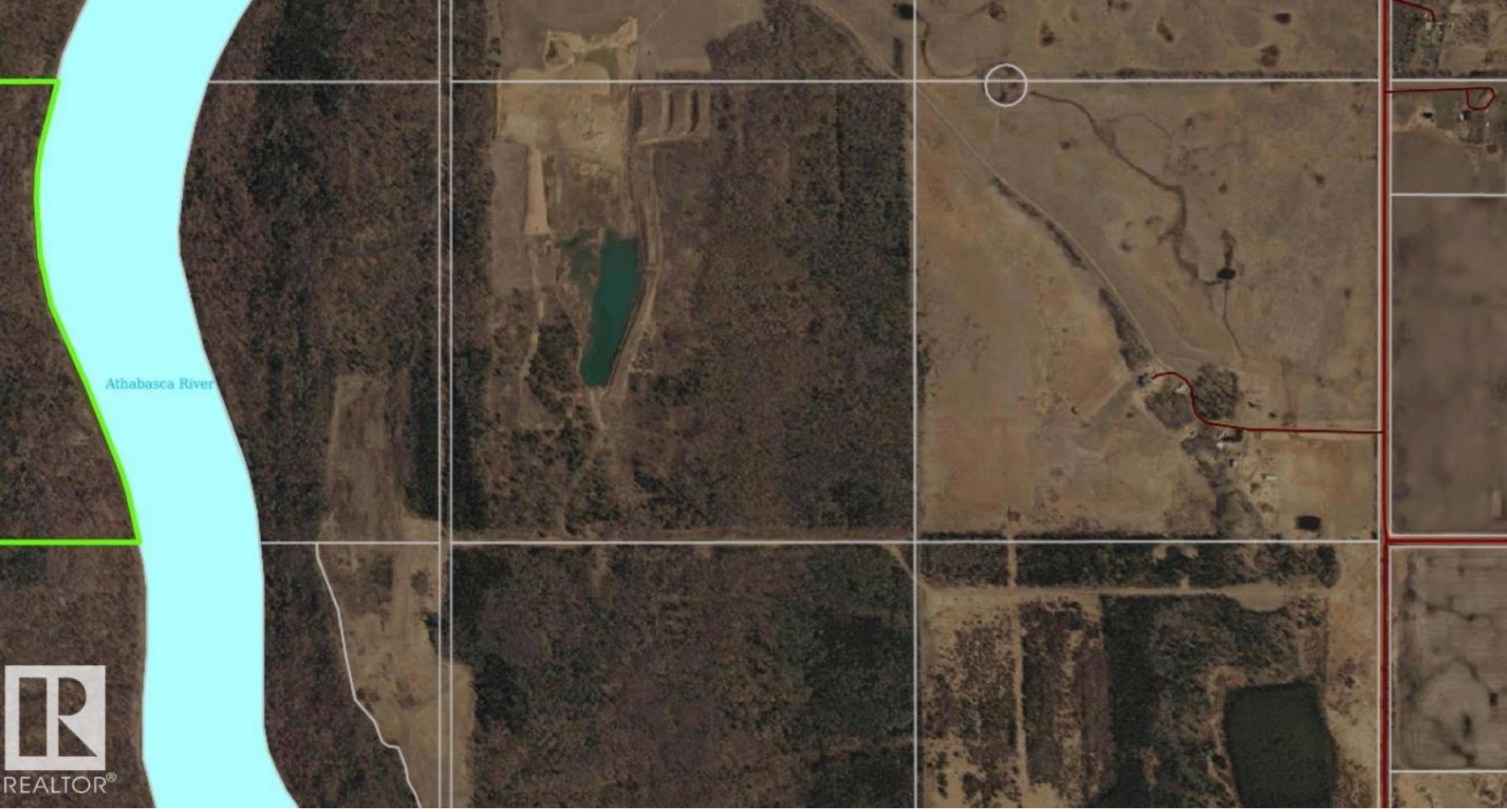
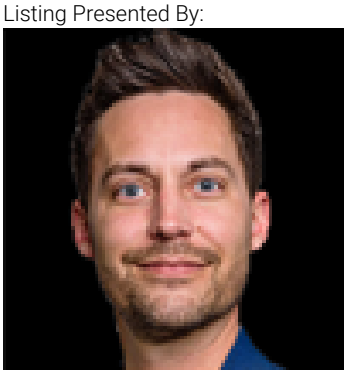


Rural Athabasca County Alberta

$699,000

Truly a ONE of a KIND property. A full 1/4 section of land with it's own LAKE (approximately 4 acres) & CABIN too. CROWN LAND on 2 sides of the property running to the ATHABASCA RIVER. You get a huge amount of land and RIVER access through the crown land. This mostly treed, well drained property slopes toward the river and is fully usable. The county removed some of the gravel off the property but there is more here that could be sold or used. There is also a stock pile of gravel & gravel screenings included with the property. Hunting, camping, develop an estate are all possibilities here. Quiet, tranquil, abundant wildlife, a campfire in front of your cabin, a sunset view unmatched, and Athabasca a short drive away..... perfect. Property is accessible from the road allowance on NE & NW, 16, 23, 67, W4 these are CROWN LAND properties. (id:6769)

Listing Presented By:



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