# \$125,000 - 82 4418 Hwy 633, Rural Lac Ste. Anne County

MLS® #E4441166

## \$125,000

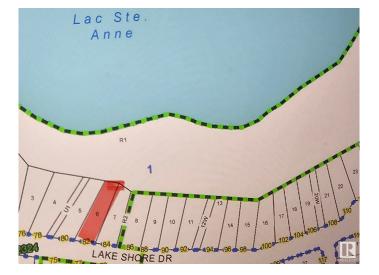
0 Bedroom, 0.00 Bathroom, Rural on 0.60 Acres

Birchwood Estates, Rural Lac Ste. Anne County, AB

Over a half an acre of Lakefront property (.6) located in a guiet lake community of Birchwood Estates, in Lac Ste Anne. Boat Launch area, large community gazebo park, quiet neighborhood!! Only 40 minutes to west Edmonton, you can take this lot to build your dream home or just use it for your recreational get away. Fully treed with mature trees this lot measures 105' wide in the front and 312.8' in length so great building lot with the lake as your window view! Enjoy boating, fishing, ski-doo and all that the recreational living has to offer. Power and Gas are to the property line. Taxes will go down substantially if lot is improved! Millrate much higher for "vacant" land.







#### **Essential Information**

MLS® # E4441166
Price \$125,000
Bathrooms 0.00

Acres 0.60
Type Rural

Sub-Type Vacant Lot/Land

Status Active

## **Community Information**

Address 82 4418 Hwy 633

Area Rural Lac Ste. Anne County

Subdivision Birchwood Estates

City Rural Lac Ste. Anne County

County ALBERTA

Province AB

Postal Code T0E 0L0

## **Exterior**

Exterior Features Recreation Use, Treed Lot, Waterfront Property

## **Additional Information**

Date Listed June 7th, 2025

Days on Market 11

Zoning Zone 71

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Listing information last updated on June 18th, 2025 at 9:18am MDT