

\$122,000 - 8513 Twp Rd 485, Rural Brazeau County

MLS® #E4455122

\$122,000

0 Bedroom, 0.00 Bathroom,
Rural on 4.99 Acres

None, Rural Brazeau County, AB

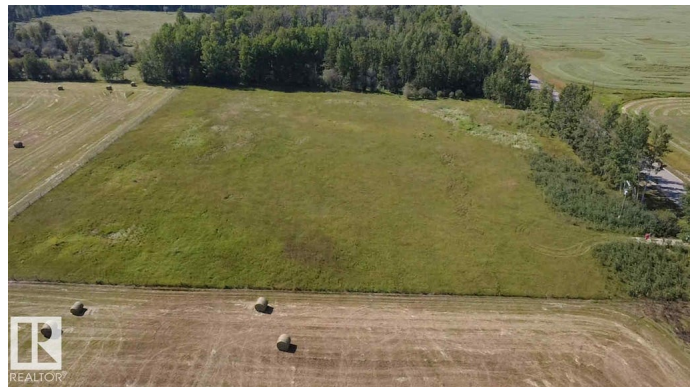
This fully fenced, level 5-acre parcel is ready for your vision. Just 5 minutes from the Pembina; accessible year-round on a fully paved road, the property features a beautiful mature tree line for privacy and windbreak. A drilled well is already in place (just needs a pump), and power is conveniently located on-site with a pole ready to be serviced. Whether you're planning your future dream home, setting up a hobby farm, or looking for a solid investment, this property checks the boxes. All that's missing is your imagination and maybe a lawnmower (though at 5 acres, a goat or two might be the smarter choice).

Essential Information

MLS® #	E4455122
Price	\$122,000
Bathrooms	0.00
Acres	4.99
Type	Rural
Sub-Type	Vacant Lot/Land
Status	Active

Community Information

Address	8513 Twp Rd 485
Area	Rural Brazeau County



Subdivision	None
City	Rural Brazeau County
County	ALBERTA
Province	AB
Postal Code	T7A 0C1

Exterior

Exterior Features Fenced, Flat Site, Level Land, Treed Lot

Additional Information

Date Listed	August 26th, 2025
Days on Market	10
Zoning	Zone 90

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Listing information last updated on September 5th, 2025 at 4:02am MDT