

# **\$285,000 - 8 4219 Twp Rd 545, Rural Lac Ste. Anne County**

MLS® #E4408779

**\$285,000**

0 Bedroom, 0.00 Bathroom,  
Rural on 3.51 Acres

Home Acres, Rural Lac Ste. Anne County, AB

BEAUTIFUL mix of CLEARED and TREED AREAS providing the PERFECT BUILDING SITE or RECREATIONAL property for you to ENJOY for DECADES. A 24x24 garage, NEWLY BUILT with QUALITY materials such as LP Smart engineered wood siding and a metal roof, is drywalled, taped and painted. Entire perimeter is fenced with a fenced animal paddock located in the back. This property is zoned CR3 (Country Residential 3). You are permitted to have upto 3 RV's on the property as well as horses or livestock (as per county specifications). Located just down the road from Buck for Wildlife area and GROOMED SNOWMOBILE TRAILS. Two Lac Ste. Anne BOAT LAUNCHES are just blocks away in Warwa Estates and West Cove. ACREAGE and RECREATIONAL LIVING AT ITS BEST!!!

Lots of work has gone into clearing, fencing, leveling, grading and seeding this property. Most of the hard work is done for you!! Lots of opportunity here to have the PERFECT GETAWAY less than 1 hour from Edmonton and just blocks from the lake.

Built in 2023

## **Essential Information**

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Price	\$285,000
Bathrooms	0.00
Acres	3.51
Year Built	2023
Type	Rural
Sub-Type	Vacant Lot/Land
Status	Active

### Community Information

Address	8 4219 Twp Rd 545
Area	Rural Lac Ste. Anne County
Subdivision	Home Acres
City	Rural Lac Ste. Anne County
County	ALBERTA
Province	AB
Postal Code	T0E 0A2

### Interior

Heating	Wood Stove, Wood
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### Exterior

Exterior Features	Backs Onto Park/Trees, Fenced, Flat Site, No Back Lane, Playground Nearby, Recreation Use, Schools
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### Additional Information

Date Listed	October 2nd, 2024
Days on Market	199
Zoning	Zone 71

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Listing information last updated on April 19th, 2025 at 7:32am MDT