

Courtesy Of Trent W Wirsig and Justin E Hatt Of Moore's Realty Ltd.

# \$299,900 - On Township Road 491 & Range Road 80, Rural Brazeau County

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MLS® #E4414295

**\$299,900**

0 Bedroom, 0.00 Bathroom,  
Rural on 9.04 Acres

None, Rural Brazeau County, AB

Presenting a 9-acre parcel just west of Drayton Valley. This is the perfect spot to build your dream home while enjoying the convenience of being close to town. Enjoy a walk along the creek in environmental reserve that runs north of north boundary of property. Opportunities like this are rare, making it an exceptional find for those seeking a piece of land with endless potential right at their fingertips.



## Essential Information

|           |                 |
|-----------|-----------------|
| MLS® #    | E4414295        |
| Price     | \$299,900       |
| Bathrooms | 0.00            |
| Acres     | 9.04            |
| Type      | Rural           |
| Sub-Type  | Vacant Lot/Land |
| Status    | Active          |

## Community Information

|             |                                      |
|-------------|--------------------------------------|
| Address     | On Township Road 491 & Range Road 80 |
| Area        | Rural Brazeau County                 |
| Subdivision | None                                 |
| City        | Rural Brazeau County                 |
| County      | ALBERTA                              |
| Province    | AB                                   |

Postal Code T0E 1Z0

## Exterior

Exterior Features Creek, Schools, Shopping Nearby, Partially Fenced

## Additional Information

Date Listed November 19th, 2024

Days on Market 137

Zoning Zone 90

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Listing information last updated on April 5th, 2025 at 9:02pm MDT