# \$245,000 - 13 4219 Twp Rd 545, Rural Lac Ste. Anne County

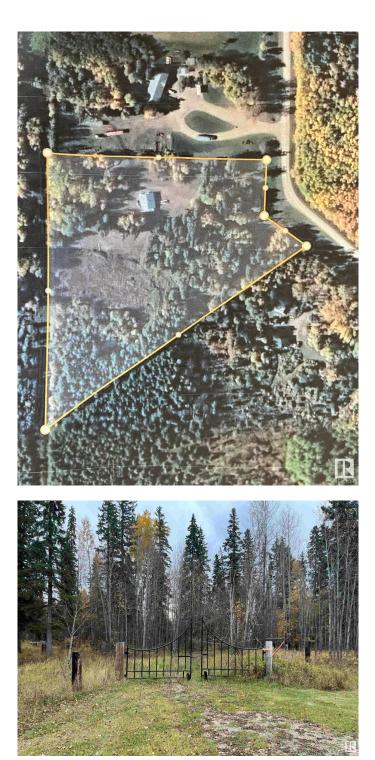
MLS® #E4427195

### \$245,000

0 Bedroom, 0.00 Bathroom, Rural on 5.46 Acres

Home Acres, Rural Lac Ste. Anne County, AB

5.46 ACREAGE WITH GARAGE IN HOME ACRES. Less than 1 hour from Edmonton this property is the perfect private get away or spot to build your new home. At the end of a curved, treed driveway, you will find a few cleared areas perfect for a future home or setup of upto 3 RV's. Property has a DRILLED WELL and ELECTRICAL. Natural gas is at the property line. Garage has 10' high ceiling with a propane overhead forced air furnace. Experience a wonderful mix of spruce, pine, tamarack, birch, poplar and some hazelnuts on multiple elevations of this property. Neighbourhood is within 1 km of 2 boat launches on Lac Ste. Anne. The lake and playgrounds can be accessed at Warwa Estates and Home Acres which are within walking distance.



## **Essential Information**

E4427195
\$245,000
0.00
5.46
Rural
Vacant Lot/Land
Active

# **Community Information**

Address	13 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

## Exterior

Exterior Features Backs Onto Park/Trees, No Back Lane, Playground Nearby, Private Setting, Partially Fenced

### **Additional Information**

Date Listed March 24th, 2025

Days on Market15ZoningZone 71

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Listing information last updated on April 8th, 2025 at 7:17am MDT