

\$250,000 - 127, 50056 35-0 Township, Rural Clearwater County

MLS® #A2142249

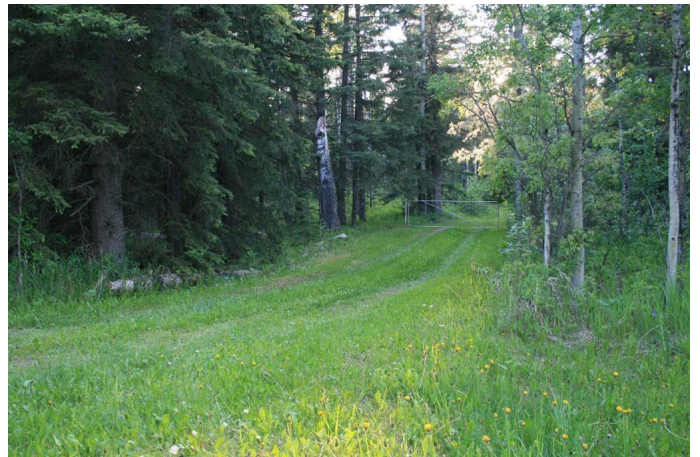
\$250,000

0 Bedroom, 0.00 Bathroom,
Land on 3.98 Acres

NONE, Rural Clearwater County, Alberta

A rare opportunity for a unique 4 acres parcel of pristine recreational paradise in its natural state. Enjoy the small, heated cabin & sunroom addition, additional guest cabin, a couple of RVs for your family or friends to bunk in or bring their own. Enjoy the large, roofed fire pit area to share stories regardless of the weather. It has its own well, solar panels/battery & propane heat & refrigerator & comes furnished. Extras include log splitters, a generator, lawn equipment & a chain saw. Just 7.3km to James River Store; 26km to Sundre; & 1hr 20min to YYC.

Liberty Tree Retreat owners buy title into the 1/50th share of the ¼ section. On your 4 acres, imagine the space & true camping space for your friends & family to be able to bring their RVs & enjoy nature. If this sounds like your recreational dream, come check out this unique opportunity. This is private property with access available by appointment only.



Essential Information

MLS® #	A2142249
Price	\$250,000
Bathrooms	0.00
Acres	3.98
Type	Land

Sub-Type Recreational
Status Active

Community Information

Address 127, 50056 35-0 Township
Subdivision NONE
City Rural Clearwater County
County Clearwater County
Province Alberta
Postal Code T0M 1C0

Amenities

Amenities None
Utilities Propane, Water Available

Exterior

Exterior Features Barbecue, Fire Pit, Private Entrance
Lot Description Wooded, Low Maintenance Landscape, Rectangular Lot

Additional Information

Date Listed June 21st, 2024
Days on Market 290
Zoning AG
HOA Fees 470
HOA Fees Freq. ANN

Listing Details

Listing Office Coldwell Banker Vision Realty

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.