

\$134,900 - 4 2306 Twp Road 540, Rural Lac Ste. Anne County

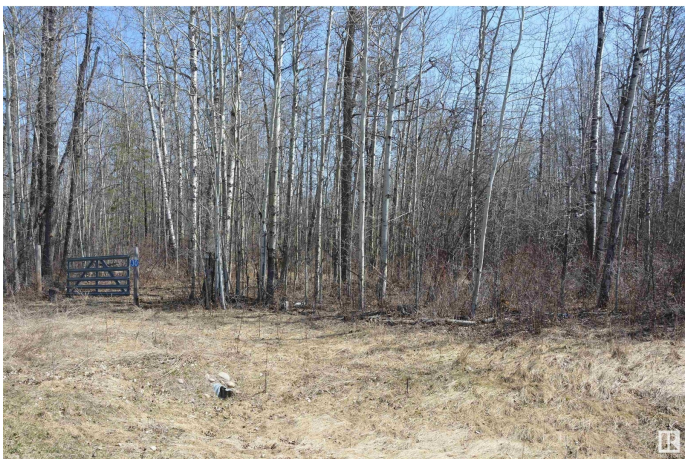
MLS® #E4450153

\$134,900

0 Bedroom, 0.00 Bathroom,
Vacant Land on 2.06 Acres

Heather Downs, Rural Lac Ste. Anne County,
Alberta

Discover the perfect spot to build your dream home on this 2+ acre treed lot, ideally situated just off Highway 43 and Township Road 540 – west of Edmonton. Conveniently located near Stony Plain & Spruce Grove, you'll enjoy easy access to shopping, services, & a four-lane highway for an effortless commute. This property, labeled as Lot 30 on the subdivision map, has already been brushed & cleared for a future home, with the potential for a walk-out design. The lot sides onto tranquil greenspace and ponds to both the north & south, providing privacy, beautiful natural surroundings, & plenty of space to explore. Features include: Possible walk-out basement potential, Surrounded by newer homes in a growing subdivision, Lot appears surveyed at the rear, Family-friendly environment – catch frogs with the kids in the nearby ponds! This is a wonderful opportunity to set down roots in a peaceful, natural setting with all the benefits of nearby amenities. Don't miss your chance to build your ideal lifestyle here! (id:6289)



Essential Information

Listing #	E4450153
Price	\$134,900
Bathrooms	0.00
Acres	2.06

Type Vacant Land

Community Information

Address 4 2306 Twp Road 540
Subdivision Heather Downs
City Rural Lac Ste. Anne County
Province Alberta
Postal Code T0E1V0

Amenities

Features No back lane, Environmental reserve

Listing Details

Listing Office MaxWell Polaris



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