



**GRASSROOTS**  
REALTY GROUP

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**4722 Beardsley Avenue  
Lacombe, Alberta**

**MLS # A2276790**



**\$174,900**

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| <b>Division:</b>  | Henner's Landing                                                   |
| <b>Lot Size:</b>  | 0.13 Acre                                                          |
| <b>Lot Feat:</b>  | Creek/River/Stream/Pond, Cul-De-Sac, Environmental Reserve, Rectan |
| <b>By Town:</b>   | -                                                                  |
| <b>LLD:</b>       | -                                                                  |
| <b>Zoning:</b>    | R1                                                                 |
| <b>Water:</b>     | -                                                                  |
| <b>Sewer:</b>     | -                                                                  |
| <b>Utilities:</b> | -                                                                  |

Arguably the best lots available in Lacombe to build on. Located in Lacombe's newest subdivision featuring 19 lots. Most lots feature walkout options and spectacular views of the lakes. Backing onto municipal reserves and Lacombe's famous walking trails. These types of lots don't come around often and won't come again anytime soon. If you are looking for that special lot to build your dream home in what will soon be the "place to live" in Lacombe here it is.