



GRASSROOTS
REALTY GROUP

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**Range Road 225 Canyon Road
Rural Athabasca County, Alberta**

MLS # A2292383



\$240,900

Division: NONE

Lot Size: 69.49 Acres

Lot Feat: -

By Town: Athabasca

LLD: 7-66-22-W4

Zoning: SR

Water: None

Sewer: -

Utilities: -

PRIME LOCATION - 69.49 acres bordering town limits. Approximately 7 acres cultivated, remainder is the most amazing untouched terrain stretching across a large ravine with flowing creek. Many beautiful locations to choose from for a cabin getaway or year round home. This is a property you definitely need to walk to be able to appreciate all it has to offer.