



**GRASSROOTS**

REALTY GROUP

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**#150 13221 Twp Rd 680**  
**Rural Lac La Biche County, Alberta**

**MLS # A2305699**



**\$230,000**

**Division:** Golden Sands

**Lot Size:** 0.37 Acre

**Lot Feat:** Lake, Level, Private, See Remarks, Views, Waterfront

**By Town:** -

**LLD:** -

**Zoning:** Country Residential

**Water:** -

**Sewer:** -

**Utilities:** -

Hello Summer! Looking for a beach front property to make your own? This cleared .37 of an acre level lot with power on site is awaiting your vision, RV&rsquo;s Welcome. There are 2 sheds on site, one with power a pergola and children's playset included, the camper is also negotiable. Located in popular Golden Sands on Lac La Biche Lake. Golden Sands offers a perfect mix of full time and recreational residence, no building restrictions, a public boat launch, public beach and newly built play ground. Lac La Biche Lake is a premier water sport lake offering year round outdoor activities, including but not limited to fantastic fishing!! Get in on the fun! Call to get in on your own personal adventure!