



GRASSROOTS
REALTY GROUP

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15350 672 Township
Rural Lac La Biche County, Alberta

MLS # A2337195



\$207,800

Division:	NONE		
Type:	Residential/Manufactured House		
Style:	Acreage with Residence, Mobile Home-Double Wide		
Size:	1,318 sq.ft.	Age:	1972 (54 yrs old)
Beds:	3	Baths:	1
Garage:	Off Street		
Lot Size:	5.04 Acres		
Lot Feat:	Cleared		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Mixed	Zoning:	Agricultural
Foundation:	Block	Utilities:	-
Features:	Sauna		

Inclusions: Built in Sauna

A little room to breathe, a little more privacy, and plenty of opportunity to enjoy country living. Set on 5 peaceful acres surrounded by working farms, this 3-bedroom, 1-bathroom mobile home offers an affordable way to enjoy the space and quiet of rural living without being far from town. Located approximately halfway between Lac La Biche and Plamondon, the location is convenient while still feeling wonderfully removed from the everyday hustle. The home features newer windows and a newer roof, providing important updates already taken care of. A built-in sauna room adds a unique touch and the perfect place to unwind after a day outdoors. With plenty of room for gardens, pets, hobbies, or simply enjoying the open space, this property offers privacy, nature, and the freedom that comes with acreage living. Whether you're starting out, downsizing, or looking for a peaceful place to call home, this 5-acre property is worth a look.