



GRASSROOTS
REALTY GROUP

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NE-11-37-6 W5
Rural Clearwater County, Alberta

MLS # A2228881



\$84,000

Division: NONE

Lot Size: 85.10 Acres

Lot Feat: -

By Town: Caroline

LLD: 11-37-6-W5

Zoning: Forestry District 1

Water: See Remarks

Sewer: -

Utilities: -

85 Acre Grazing Lease North of Caroline -- This grazing lease encompasses an 85-acre parcel situated north of Caroline, Alberta, along Range Road 6-1. The land offers a carrying capacity of 42 AUMs, suitable for livestock grazing. The lease provides exclusive rights for grazing purposes, with terms and conditions governed by the Public Lands Act and associated regulations. Leaseholders are responsible for sustainable range management practices to maintain the ecological health of the land. Current lease is a 10 year term (May 01, 2021 to April 30, 2031).