



**GRASSROOTS**  
REALTY GROUP

**1-833-477-6687**  
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**15, 53018 Range Road 175**  
**Rural Yellowhead County, Alberta**

**MLS # A2261379**



**\$89,000**

**Division:** NONE

**Lot Size:** 6.92 Acres

**Lot Feat:** -

**By Town:** Edson

**LLD:** 6-53-17-W5

**Zoning:** CRD

**Water:** None

**Sewer:** -

**Utilities:** -

This 6.92 acre lot is beautifully treed and privately located in Tollerton Hills Estates. Land is ready for you to build your dream home. Underground power line and transformer is available at the property line and purchase price includes a new drilled well. Tollerton Hills Estates is close to the McLeod River and Willmore Park that offers an abundance of outdoor activities, and only 7km from town.