

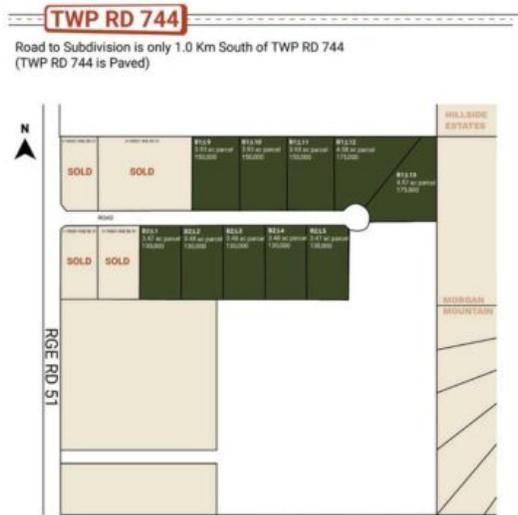


**GRASSROOTS**  
REALTY GROUP

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**B2, L 1 Pt: SW-24-74-5-W RGE RD 51**  
**Rural Grande Prairie No. 1, County of, Alberta**

**MLS # A2291459**



**\$130,000**

**Division:** NONE

**Lot Size:** 3.47 Acres

**Lot Feat:** Many Trees

**By Town:** Grande Prairie

**LLD:** 24-74-5-W6

**Zoning:** CR-5

**Water:** None

**Sewer:** -

**Utilities:** -

Acreage living&ndash; you won&rsquo;t beat this! A new subdivision only 10 minutes from Sexsmith. This is the one! 3.5-4.5 acres of beautiful property painted all shades of green by all kinds of trees. The tranquil subdivision yells quiet and privacy. Paved all the way except for just the last 0.5km. The property is zoned CR5 allowing various options such as running a business and owning a horse, etc. You will be sure to enjoy this new subdivision &ndash; and the new standards. Take the quick trip to see for yourself. Titles will be ready by July. Secure this lot now and be ready to build! GST will be added to the purchase price.