



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

**Lot 21 Campsite Road
Plamondon, Alberta**

MLS # A1178917



\$149,000

Division: NONE

Lot Size: 0.51 Acre

Lot Feat: Brush, Greenbelt, Level, Waterfront

By Town: -

LLD: -

Zoning: CR

Water: -

Sewer: -

Utilities: -

NO BUILDING RESTRICTIONS AND RV'S PERMITTED!!! Welcome to Amity Beach! Grab your water skiis, your boat and the kids! Located on the west shore of Lac La Biche Lake near Plamondon White Sands Resort, this part of the lake is the deepest and so you won't need to buy 10 lengths of dock to get to your boat lift. Considered as prime LAKEFRONT property it is just 2.5 hours from Fort McMurray or 2 hours drive north of Edmonton. The building envelope for this property is large enough to allow for a detached garage or shop and the lake is just right out front your property. The lot is .52 acres in size and has no trees, but this allows you the opportunity to build and then install the landscaping that you desire. The lot frontage on the lake side is 100 feet wide with power and gas at the property line. GST Applicable.