



**GRASSROOTS**  
REALTY GROUP

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7901 118 Avenue  
Peace River, Alberta

MLS # A2060223



**\$125,000**

**Division:** Westbrook Estates

**Lot Size:** 2.48 Acres

**Lot Feat:** -

**By Town:** -

**LLD:** -

**Zoning:** RES

**Water:** -

**Sewer:** -

**Utilities:** -

Located in Westbrook Estates, this is one of the largest residential acreages in the Town of Peace River. It is located in a quiet cul-de-sac encompassing only 5 properties and borders a creek on the west side. Shopping and other services located on the West Hill are nearby and are accessed from 80th St. which borders the east side of the property. This street is paved to the north edge of the property. If you desire space to develop a larger home, and possibly a shop for hobbies or storage, all within the town limits, then this is the acreage for you! The privacy of the green space associated with the creek will make you feel as though you are living in the country.