



**NW 35-71-7-W6 Range Road 72
Rural Grande Prairie No. 1, County of, Alberta**

MLS # A2081890



\$299,900

Division:	NONE		
Cur. Use:	-		
Style:	-		
Size:	0 sq.ft.	Age:	-
Beds:	-	Baths:	-
Garage:	-		
Lot Size:	119.30 Acres		
Lot Feat:	-		

Heating:	-	Water:	-
Floors:	-	Sewer:	-
Roof:	-	Near Town:	Grande Prairie
Basement:	-	LLD:	35-71-7-W6
Exterior:	-	Zoning:	AG
Foundation:	-	Utilities:	-
Features:	-		

Major Use: Land Only

119.3 acres bordering Hermit Lake. Located 7 miles west and 1 mile north of Grande Prairie; just outside city limits and minutes to the airport, Costco & all city services. This land is an extremely private location on Range Road 72, which is a dead end road. This property would be perfect for someone who wants to develop residential lots, a hobby farm or for someone who wants an extremely private location, next to a lake to build on. With Hermit Lake on the north side of the property, you could be neighbours with; many different bird species including the beautiful trumpeter swan, plus deer and moose. Here is your chance to own a great piece of real estate..