



**GRASSROOTS**  
REALTY GROUP

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**Vulcan county**  
**Rural Vulcan County, Alberta**

**MLS # A2098211**



**\$199,500**

<b>Division:</b>	NONE
<b>Lot Size:</b>	5.00 Acres
<b>Lot Feat:</b>	Meadow, Native Plants, Pasture, Rectangular Lot, See Remarks
<b>By Town:</b>	Brant
<b>LLD:</b>	17-18-25-W4
<b>Zoning:</b>	GCR
<b>Water:</b>	Well
<b>Sewer:</b>	None
<b>Utilities:</b>	Electricity at Lot Line

NEW WELL JUST DRILLED, TONS OF WATER AVAILABLE!!!! PRIMARY POWER LINES ARE GOING IN !!!! Here is your chance to bring your ideas and purchase your very own acreage lot. With the Grouped Country Residential zoning it will give you numerous options under the permitted and discretionary uses. There are very limited acreage lots available at this size and price. At just under 5 acres the possibilities are endless. For the naturalists these lots still contain untouched prairie wool grasses. The County of Vulcan has been a gem to deal with as well as the inspectors making the development process straightforward. Call your favorite agent today and lets discuss options!!!