



GRASSROOTS
REALTY GROUP

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**TWP 820 Range Road 63
Rural Fairview No. 136, M.D. of, Alberta**

MLS # A2117328



\$220,000

Division: NONE

Lot Size: 160.00 Acres

Lot Feat: -

By Town: Fairview

LLD: 27-81-6-W6

Zoning: A

Water: -

Sewer: -

Utilities: -

Great recreational quarter about 1 /12 miles to the Peace River with a watercourse through the middle of the property that goes directly to the Peace River - this draw will be a great source of migrating animals in the fall as they are drawn to the river valley. There is a road that connects to the north/west corner of the land and then uncleared road allowance. The east side of the draw has about 30 acres that is farmed while the rest of the quarter is bush. Lots of places to set up camp and relax or maybe put up a small hunting cabin. Lots of potential with this quarter to make your own - plus with the taxes just over \$100 per year its a very inexpensive property - if you are looking for something like this then call today - it may be what you are in the market for!!