



**GRASSROOTS**  
REALTY GROUP

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

**5605 49 Street  
Grimshaw, Alberta**

**MLS # A2138648**



**\$27,000**

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**Division:** NONE

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**Lot Size:** 0.16 Acre

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**Lot Feat:** -

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**By Town:** -

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**LLD:** 17-83-23-W5

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**Zoning:** Direct Control

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**Water:** -

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**Sewer:** -

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**Utilities:** Electricity, Natural Gas, Sewer, Water

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Seller will consider all reasonable offers! Large lot (140 x 50) available to purchase in the Town of Grimshaw with existing services (power, gas, water and sewer). There are many options for setting up the lot as there is full road access on 3 sides of the property. An older home remains on the property which is no longer inhabitable. Buyer would likely want to remove or possibly convert it to a shed. Zoning for the property is Direct Control.