



**GRASSROOTS**  
REALTY GROUP

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**3 2nd st Key Cove Drive S  
Joussard, Alberta**

**MLS # A2178402**



**\$299,900**

**Division:** NONE

**Lot Size:** 2.70 Acres

**Lot Feat:** Lawn, Private

**By Town:** -

**LLD:** 3-74-13-W5

**Zoning:** Residential

**Water:** -

**Sewer:** Holding Tank

**Utilities:** Electricity Paid For

NEAR LESSER SLAVE LAKE IN JOUSSARD ALBERTA!! If you are still Dreaming of living close to Lesser Slave Lake on a 2.7 acre parcel of land in Key Cove Estates in Joussard, Ab this parcel of land awaits you. Just minutes from the boat dock, the property is partially landscaped and has 3 RV Sites with power and sewer and a 1000 shared Septic tank. The shed can possibly be converted to a tiny home or guest house and has an attached summer bathroom. The lean to will store the toys and the friends and family have plenty of room to enjoy the fire pit area and privacy. If you like relaxing, winter or summer fishing and your own property to build that dream home, then its time to take the step! Municipal water and sewer available at property line and natural gas.