



Range Road 225
Rural Lethbridge County, Alberta

MLS # A2190759



\$849,900

Division:	NONE		
Cur. Use:	Agricultural, Cattle, Farm, Grazing, Horses, Hunting, Livestock, Pasture, Ranch		
Style:	-		
Size:	0 sq.ft.	Age:	-
Beds:	-	Baths:	-
Garage:	-		
Lot Size:	79.50 Acres		
Lot Feat:	-		

Heating:	-	Water:	Co-operative, See Remarks
Floors:	-	Sewer:	-
Roof:	-	Near Town:	Coalhurst
Basement:	-	LLD:	17-9-22-W4
Exterior:	-	Zoning:	Ag
Foundation:	-	Utilities:	-
Features:	-		

Major Use: Beef, Cow, Equestrian, Hay, Hobby Farm, Mixed, Pasture, See Remarks

Are you looking for a large property to build your dream home? Perhaps some farmland? A place to keep some cows and horses? Do you want to be close to the City, but have the space, views, privacy, and perks of the country lifestyle? Then look no further than just 5 minutes outside of Lethbridge. Here we have an 80-acre parcel of dryland ready for you to call your own. This parcel, located directly West of Coalhurst, closely borders Lethbridge City's Urban fringe with quick access to the City, the small town, and the highway. The land itself consists of 40 acres of cultivated land and 40 acres of hay. It has the North County potable water line running through, is fully fenced with cross fences and set up for livestock. The easterly portion of the property has a beautiful panoramic view of the mountains which would make for a great building site. Lots of opportunity and possibility await at this conveniently located property, call a Realtor today to take a look!