



GRASSROOTS
REALTY GROUP

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

#5, 660022 - Range Road 225.5 (Unit 51)
Athabasca, Alberta

MLS # A2199913



\$69,900

Division: NONE

Lot Size: 0.46 Acre

Lot Feat: -

By Town: Athabasca

LLD: -

Zoning: A

Water: -

Sewer: -

Utilities: -

End corner unit at Westwind, available and ready for you to make it your own. This 0.464 acre lot is site ready . Power, gas, water and septic lines are all on the lot, so no new trenching will be required for a home placement. Westwind is a community south of Athabasca, AB that provides residents with a convenient and comfortable living environment. Amenities at Westwind include common areas, playgrounds, and convenient parking options. The community strives to create a welcoming and inclusive atmosphere for all individuals seeking a place to call home. Condo fees are \$100/month and include garbage, street lighting, main road grading (not driveways). Water meter charges are \$20/month plus usage.