

**256 Briar Road**  
**Rural Lacombe County, Alberta**

**MLS # A2249512**



**\$299,900**

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**Division:** Burbank

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**Lot Size:** 3.06 Acres

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**Lot Feat:** Few Trees, Gentle Sloping, Meadow, Rolling Slope

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**By Town:** Blackfalds

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**LLD:** 19-39-26-W4

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**Zoning:** CR

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**Water:** None

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**Sewer:** -

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**Utilities:** -

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Very Rare 3.06 Acres in one of Central Alberta's Premier Acreage Communities. Zoned CR and over 3 acres, you are allowed to have up to 2 Large Animals. Located on Pavement right to the acreage and very close the mouth of the Blindman River and Red Deer River, giving you a Private and Tranquil Setting to Build your Dream Home. 5 Minutes to Blackfalds and less than 10 minutes to the North Side of Red Deer. This Blank Canvas is just waiting for you to "Paint Your Masterpiece".