

on Zion Road
Rural Clearwater County, Alberta

MLS # A2267150



\$159,900

Division: NONE

Lot Size: 0.53 Acre

Lot Feat: Corner Lot, Cul-De-Sac, Few Trees, Gentle Sloping, Landscaped, Open

By Town: Leslieville

LLD: 28-39-4-W5

Zoning: HR

Water: Well

Sewer: -

Utilities: -

Just over half an acre in the Withrow subdivision. Wonderful slightly sloped parcel on pavement on higher ground in this quiet community.

The parcel has been landscaped and a row of spruce trees planted on the north side. A well has been drilled by Alken Basin - 93 ft. deep and 7gpm. The approach is situated on the north side, south side is fenced. The gas line runs through the property, telus & power are at the lot line. Septic will need to be installed. Bring in a RTM or Modular home or build your home of choice. Restrictive Covenants apply. This community is centrally located and feels like country living. School Bus goes to the new state of the art schools in Leslieville or Condor, new fire halls nearby as well. The Withrow church is a walk away.