# \$395,000 - 61015 Range Road 174, Rural Smoky Lake County

MLS® #A2222014

#### \$395,000

0 Bedroom, 0.00 Bathroom, Land on 78.00 Acres

NONE, Rural Smoky Lake County, Alberta

AMAZING 78 ACRES of ROLLING HILLS and TREES, just 10 minutes north of the Town of Smoky Lake and all on paved roads. Incredible opportunity to purchase land for recreational purposes or build your DREAM HOME. Natural openings exist on the property, while remaining completely surrounded by nature. Trails have been established, allowing for easy navigation around the property. Power is at the property line and a gas line exists on the property. This virgin land is a rare find. PRIVATE and SECLUDED, all kinds of wildlife bless this exceptional piece of property. A 10 acre piece is subdividable off of the 78 acres, thus creating additional options. BONUS...Hanmore Lake is only 5 minutes north. This small piece of heaven awaits!!







## **Essential Information**

MLS® # A2222014 Price \$395,000

Bathrooms 0.00
Acres 78.00
Type Land

Sub-Type Residential Land

Status Active

### **Community Information**

Address 61015 Range Road 174

Subdivision NONE

City Rural Smoky Lake County

County Smoky Lake County

Province Alberta
Postal Code T0A 3C0

#### **Additional Information**

Date Listed May 15th, 2025

Days on Market 162

Zoning CRES

# **Listing Details**

Listing Office RE/MAX Real Estate (Edmonton) Ltd.

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