

\$284,900 - Sw-11-69-21-4 (145acres), Rural Athabasca County

MLS® #E4465201

\$284,900

0 Bedroom, 0.00 Bathroom,
Rural on 145.00 Acres

None, Rural Athabasca County, AB

PLEASANTVIEW - DEEDED 145 ACRES!
FULLY FENCED & GATED PASTURE/ OR
RECREATIONAL LAND! Fully fenced & gated
pasture mix land with power at the road.
Mixture of hay (previously crop), bush, and a
creek. Some treed section has been logged.
Location is surrounded by farmland &
crownland. A great spot for wildlife if you are
looking for that. You could park your RV or
build your dream for recreational or full time
living. To just enjoy the country life &
recreation this area brings. Great recreational
area! with nearby Calling Lake, Athabasca
River, crownland.. golf course and amenities in
town. On the school bus route for kids. approx
30min to nearby Athabasca or Grassland,
45min to Boyle. Approx 2 hours to Edmonton,
2.5 hours to Fort McMurray. **more photos to
come**

Essential Information

MLS® #	E4465201
Price	\$284,900
Bathrooms	0.00
Acres	145.00
Type	Rural
Sub-Type	Vacant Lot/Land



Status Active

Community Information

Address Sw-11-69-21-4 (145acres)
Area Rural Athabasca County
Subdivision None
City Rural Athabasca County
County ALBERTA
Province AB
Postal Code T9S 2B3

Exterior

Exterior Features Fenced, Golf Nearby, Recreation Use, Treed Lot

Additional Information

Date Listed November 8th, 2025
Zoning Zone 60

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