

\$320,000 - 450 & 454, 13221 Township Road, Lac La Biche County

MLS® #A2213233

\$320,000

0 Bedroom, 0.00 Bathroom,
Land on 1.31 Acres

Golden Sands, Lac La Biche County, Alberta

Lakefront Opportunity in Golden Sands!
Don't miss your chance to own not one, but two lakefront lots being sold as a package in the desirable Golden Sands subdivision on Lac La Biche Lake. With a combined area of approximately 1.31 acres (0.71 + 0.60 acres), these fully treed, sloping lots offer privacy and natural beauty, allowing you to design your dream lakefront escape just the way you want it.

The property includes a seasonal 2-bedroom cabin—perfect for summer getaways. Please note: the cabin is not connected to a sewer system, giving you the flexibility to develop your own setup. Golden Sands features paved roads and is known for its breathtaking sunsets over the water. Whether you're looking for a peaceful retreat or a future build site, this is your chance to invest in lakeside living!

Golden Sands Subdivision, Lac La Biche County where there are incredible sunsets, peaceful weekends, and endless possibilities

Essential Information

| | |
|-----------|-----------|
| MLS® # | A2213233 |
| Price | \$320,000 |
| Bathrooms | 0.00 |
| Acres | 1.31 |



| | |
|----------|--------------|
| Type | Land |
| Sub-Type | Recreational |
| Status | Active |

Community Information

| | |
|-------------|--------------------------------|
| Address | 450 & 454, 13221 Township Road |
| Subdivision | Golden Sands |
| City | Lac La Biche County |
| County | Lac La Biche County |
| Province | Alberta |
| Postal Code | T0A 2C2 |

Additional Information

| | |
|----------------|---------------------|
| Date Listed | April 18th, 2025 |
| Days on Market | 5 |
| Zoning | Country Residential |

Listing Details

| | |
|----------------|------------------------|
| Listing Office | RE/MAX LA BICHE REALTY |
|----------------|------------------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.