# \$163,800 - 5-24-52-4 Se, Rural Yellowhead County

MLS® #A2234575

### \$163,800

0 Bedroom, 0.00 Bathroom, Land on 11.56 Acres

NONE, Rural Yellowhead County, Alberta

Over 11.5 acres of land situated just minutes from Hinton. Offering nice views of the foothills and the Athabasca River, this parcel of unserviced land would be a great recreational retreat. Located off the beaten path, but less than a 5 minute drive from town amenities, this property offers an excellent mix of seclusion and convenience. A good size portion of the property has been cleared, levelled, and topped with gravel and a couple RV stalls have been built. The bulk of the property is in it's natural state with trees, brush, and an abundance of wildlife moving along the game trails and through the clearings. A pipeline crossing agreement is properly in place for access. If you're seeking an affordable opportunity to own your own little piece of the foothills, this property could be the one!

#### **Essential Information**

MLS® # A2234575 Price \$163,800

Bathrooms 0.00
Acres 11.56
Type Land

Sub-Type Recreational

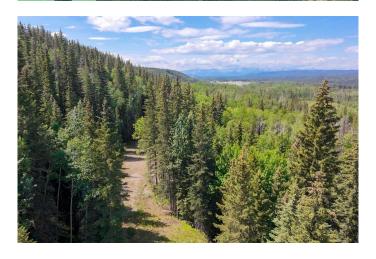
Status Active

# **Community Information**

Address 5-24-52-4 Se







Subdivision NONE

City Rural Yellowhead County

County Yellowhead County

Province Alberta
Postal Code T7V 1X4

#### **Amenities**

Utilities None

Waterfront Creek, River Access

#### **Exterior**

Lot Description Brush, Cleared, Secluded, Treed, Views

#### **Additional Information**

Date Listed June 26th, 2025

Days on Market 3

Zoning RD

## **Listing Details**

Listing Office ROYAL LEPAGE ANDRE KOPP & ASSOCIATES

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