

# \$425,000 - Se-22-74-12-w6 ., Rural Grande Prairie No. 1, County of

MLS® #A2200274

**\$425,000**

0 Bedroom, 0.00 Bathroom,  
Land on 159.00 Acres

NONE, Rural Grande Prairie No. 1, County of, Alberta

A full quarter with approximately 100 acres cultivated, 45 acres bush and about 8-10 acres of peat moss. There are about 5 small springs, a dugout and a drilled water well (90 feet deep). The water well has power from the wellsite across the road and a shallow well pump is used to access water. A drain trench runs along the East side. The land is seeded to a mix pasture blend. Bison fence is on the West side and part of the North side. There is also a Bison fence separating the quarter along the East side of bush. The South side, the East side and part of the North side is Elk fence. If you want privacy this property is well protected. The property to the East, Northwest and Southeast is Green zone. The main entrance has a locked gate. Wonderful pasture quarter or a great retreat. Book a showing today.



## Essential Information

|           |                  |
|-----------|------------------|
| MLS® #    | A2200274         |
| Price     | \$425,000        |
| Bathrooms | 0.00             |
| Acres     | 159.00           |
| Type      | Land             |
| Sub-Type  | Residential Land |
| Status    | Active           |

Community Information

|             |                               |
|-------------|-------------------------------|
| Address     | Se-22-74-12-w6 .              |
| Subdivision | NONE                          |
| City        | Rural Grande Prairie No. 1, C |
| County      | Grande Prairie No. 1, County  |
| Province    | Alberta                       |
| Postal Code | T0H 2C0                       |

School Information

|          |                             |
|----------|-----------------------------|
| District | Peace Wapiti School Divisor |
|----------|-----------------------------|

Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 12th, 2025 |
| Days on Market | 58               |
| Zoning         | AG               |

Listing Details

|                |                       |
|----------------|-----------------------|
| Listing Office | All Peace Realty Ltd. |
|----------------|-----------------------|



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