

\$138,000 - 694033a Highway 813, Rural Athabasca County

MLS® #A2235936

\$138,000

3 Bedroom, 2.00 Bathroom, 1,600 sqft
Residential on 6.20 Acres

NONE, Rural Athabasca County, Alberta

Affordable acreage in Athabasca County!!
Situated north of Athabasca on paved Highway 813, this 6.2 acre property offers tons of potential and no gravel roads. The 3 bedroom, 2 bathroom home is a fixer upper, but has a solid layout, perfect for someone looking to build equity. Treed from the highway for added privacy, you do share a driveway with the neighbor for that added sense of security. Full services including a well complete this property. A great opportunity to own a piece of the country at an affordable price.

Built in 1978

Essential Information

MLS® #	A2235936
Price	\$138,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,600
Acres	6.20
Year Built	1978
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active



Community Information

Address	694033a Highway 813
Subdivision	NONE
City	Rural Athabasca County
County	Athabasca County
Province	Alberta
Postal Code	T9S 2A4

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking	Driveway, Off Street

Interior

Interior Features	Laminate Counters, Vaulted Ceiling(s)
Appliances	Built-In Oven, Dryer, Refrigerator, Washer, Built-In Range
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Partial, Unfinished

Exterior

Exterior Features	None
Lot Description	Front Yard, Lawn
Roof	Metal
Construction	Wood Frame
Foundation	Perimeter Wall

Additional Information

Date Listed	July 4th, 2025
Days on Market	2
Zoning	A

Listing Details

Listing Office	ROYAL LEPAGE COUNTY REALTY
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