

## \$295,000 - Rr 225 Twp Rd 612, Rural Thorhild County

MLS® #E4433189

**\$295,000**

0 Bedroom, 0.00 Bathroom,  
Rural on 148.95 Acres

None, Rural Thorhild County, AB

Beautiful 149 Acres of rolling land in Thorhild County with many great building sites for a walkout home. Approximately 100 acres is cleared and planted to hay with the rest large, mature forest. There is both a dugout and a natural pond on the land. Lots of wildlife in the area. Use as your weekend getaway, build your dream home and start your farm, or rent the hay land out and use for hunting. Power line runs along both sides of this quarter. Good possibility of subdividing into a few smaller parcels with County approval. Located just under an hour to north Edmonton. Asking price is plus gst.

### Essential Information

MLS® #	E4433189
Price	\$295,000
Bathrooms	0.00
Acres	148.95
Type	Rural
Sub-Type	Vacant Lot/Land
Status	Active

### Community Information

Address	Rr 225 Twp Rd 612
Area	Rural Thorhild County
Subdivision	None



City	Rural Thorhild County
County	ALBERTA
Province	AB
Postal Code	T0A 3J0

### **Exterior**

Exterior Features	Corner Lot, Private Setting, Recreation Use, Rolling Land, Subdividable Lot, Treed Lot
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### **Additional Information**

Date Listed	April 25th, 2025
Days on Market	5
Zoning	Zone 60

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Listing information last updated on April 30th, 2025 at 1:32pm MDT