

# **\$164,000 - Secondary 663 Caslan, Rural Athabasca County**

MLS® #E4388276

**\$164,000**

0 Bedroom, 0.00 Bathroom,  
Rural on 54.67 Acres

None, Rural Athabasca County, AB

Enjoy the land of lakes and recreational activities on this 54.67 acres available in the Caslan area. The zoning on this property is Agricultural/hamlet commercial. It could be used for recreational uses, hobby farm, business or build your dream home in the country! So many options! There is an old house, barn and well on the property. You would be Just a couple of KM from North buck lake. This is a recreational paradise!! Miles and miles of crown land just minutes away from your property. From boating and fishing, to quading and sledding, hiking and serenity, this property and area offers it all! You are also 10 min to Amisk lake or Skeleton lake! With in 1 hour drive you also have Lac La biche, Beaver, Kinard, Jackson, Touchwood lakes and that is just mentioning a few! There is a general store, post office and a school just a short walk away. Come out and see what small community living in this glorious country has to offer!



## **Essential Information**

MLS® #	E4388276
Price	\$164,000
Bathrooms	0.00
Acres	54.67

Type	Rural
Sub-Type	Vacant Lot/Land
Status	Active

### Community Information

Address	Secondary 663 Caslan
Area	Rural Athabasca County
Subdivision	None
City	Rural Athabasca County
County	ALBERTA
Province	AB
Postal Code	T0A 0R0

### Exterior

Exterior Features    Commercial, Playground Nearby, Schools, Shopping Nearby

### Additional Information

Date Listed	May 19th, 2024
Days on Market	334
Zoning	Zone 60

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 18th, 2025 at 10:02am MDT