

# \$430,000 - 2520855, 1, 2, Lac La Biche

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MLS® #A2183681

**\$430,000**

0 Bedroom, 0.00 Bathroom,  
Land on 8.11 Acres

Lac La Biche, Lac La Biche, Alberta

Old Price \$599,000.00 .... Now \$430,000.00 !!!  
Exceptional lakefront property on Lac La Biche Lake! This 8.11-acre country residential parcel has 1,380 feet of prime lakefront. The lakefront portion offers great potential for development. Access to the lake is made easy with a road and steel dock. Property was recently subdivided with the previous 122 acres on the south side of the old trail. Power, gas, town water, and sewer are available, and the paved road provides convenient access to boat launches and beaches. A rare opportunity for lakefront living with development potential! Property is subject to GST.



## Essential Information

MLS® #	A2183681
Price	\$430,000
Bathrooms	0.00
Acres	8.11
Type	Land
Sub-Type	Recreational
Status	Active

## Community Information

Address	2520855, 1, 2
Subdivision	Lac La Biche
City	Lac La Biche
County	Lac La Biche County
Province	Alberta

Postal Code            T0A 2C0

**Additional Information**

Date Listed            December 18th, 2024  
Days on Market        272  
Zoning                  Rural Residential

**Listing Details**

Listing Office           RE/MAX LA BICHE REALTY

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