

## \$65,762 - 65461 Hwy 36, Rural Lac La Biche County

MLS® #E4436862

**\$65,762**

3 Bedroom, 2.00 Bathroom, 1,012 sqft

Rural on 151.42 Acres

None, Rural Lac La Biche County, AB

"Civil Enforcement Sale" A PARTIAL, 25% OWNERSHIP, ¼ PARTIAL EQUITY INTEREST ONLY in this property only for sale. This means you will have shared ownership with 3 other people on title. Property is being sold "SIGHT UNSEEN, AS IS/WHERE IS". 151 acres with a bungalow purported to be in livable condition, approximately 1000 sq ft, fully finished basement, and single detached garage. All information and measurements have been obtained from the Tax Assessment, old MLS, a recent Appraisal and/or assumed, and could not be confirmed. "The measurements represented do not imply they are in accordance with the Residential Measurement Standard in Alberta". There is NO ACCESS to the property, drive-by's only and please respect the Owner's situation.



Built in 1977

### Essential Information

MLS® #	E4436862
Price	\$65,762
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,012
Acres	151.42
Year Built	1977



Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	65461 Hwy 36
Area	Rural Lac La Biche County
Subdivision	None
City	Rural Lac La Biche County
County	ALBERTA
Province	AB
Postal Code	T0A 2C2

### Amenities

Features	See Remarks
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### Interior

Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood
Exterior Features	See Remarks
Construction	Wood
Foundation	Concrete Perimeter

### Additional Information

Date Listed	May 16th, 2025
Days on Market	32
Zoning	Zone 60

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Listing information last updated on June 16th, 2025 at 10:32pm MDT

