

**4910 59 Street
Athabasca, Alberta**

MLS # A2266539



\$38,000

Division: Athabasca Town

Lot Size: 0.13 Acre

Lot Feat: -

By Town: -

LLD: -

Zoning: R3

Water: -

Sewer: -

Utilities: -

Build Your Dream Home in the Heart of Athabasca! This empty lot offers the perfect opportunity to bring your vision to life —; whether it's your dream family home, a smart income property, or an investment for the future. Ideally located within walking distance to shops, downtown Athabasca, scenic walking trails, the multiplex, and the university, this lot combines everyday convenience with the comfort of a quiet neighbourhood. A property full of potential and possibilities —; ready for your ideas to take shape!