

5125 3 A Street W  
Claresholm, Alberta

MLS # A2266823



**\$88,900**

**Division:** NONE

**Lot Size:** 0.18 Acre

**Lot Feat:** City Lot, Interior Lot, No Neighbours Behind, Rectangular Lot, Standard

**By Town:** -

**LLD:** -

**Zoning:** R-1

**Water:** -

**Sewer:** -

**Utilities:** -

Nice infill lot in Claresholm. Mature area, favored "West side" location, close to Town amenities, parks post office shopping and downtown area. Approx 50 X 157' lot. Bring your home or duplex plans, as the lot has frontage on 3rd and 4th Streets. No building commitments. The Planning Department has indicated that a duplex would be possible (a "Discretionary Use"). Please confirm usage with the Town Authorities. Owner is a "Licensed REALTOR".