

**14 Pine Coulee Ranch SW  
Stavely, Alberta****MLS # A2212512****\$139,000****Division:** NONE**Lot Size:** 4.25 Acres**Lot Feat:** Cleared, Few Trees, Views**By Town:** -**LLD:** -**Zoning:** R0**Water:** -**Sewer:** -**Utilities:** -

WOW! Looking to build your dream home in the country or a week-end retreat! Pine Coulee Ranch Estates ! Do you appreciate Mountain Views and Privacy is a priority, easy access to paved road is a must. Across from Pine Coulee Reservoir- 4.25 Acre parcel is located 10 miles SW of Nanton on Hwy 533 and approx. 1 mile West on Township Road 154. The Views are spectacular in all directions. Take a Drive and enjoy this beautiful community! Minutes to Stavely, 1 Hr to Calgary and 1 hr to Lethbridge. The lake is surrounded by farmland and ranch land. It is very popular with fishermen. The lake is also popular with water skiers, especially at the south end of the lake where it is the widest. Pine Coulee Reservoir is approximately 15min from Stavely. Take HWY 527 to Township Road 140. The average WATER depth is 15-25 feet, with a maximum depth of 35 feet. Great for Swimming, Boating + a Famous Fishing spot. Great opportunity and Value!