

# \$10,000 - 24 1 Avenue Ne, McLennan

MLS® #A2208946

**\$10,000**

0 Bedroom, 0.00 Bathroom,  
Land on 0.18 Acres

NONE, McLennan, Alberta

Get back to a more simple pace of life and build your future in the friendly and inviting community of McLennan. Nestled along the shores of Kimiwan Lake, discover a vibrant little town full of history. Plus it is here that you will find affordability. Land prices are much cheaper than you will find anywhere else! This double lot measures 66ft x 122 ft and has services already on to the lot. Save time and money and get your dream home built a lot faster than if you still had to service a lot. A school, hospital and other essential services exist here making this a great option for those looking to stretch their dollar. Call today to find out more!



## Essential Information

MLS® #	A2208946
Price	\$10,000
Bathrooms	0.00
Acres	0.18
Type	Land
Sub-Type	Residential Land
Status	Active

## Community Information

Address	24 1 Avenue Ne
Subdivision	NONE
City	McLennan
County	Smoky River No. 130, M.D. of

Province	Alberta
Postal Code	T0H 2L0

### **Additional Information**

Date Listed	April 5th, 2025
Days on Market	112
Zoning	R2

### **Listing Details**

Listing Office	RE/MAX Northern Realty
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.