

# \$89,900 - Lot 18 Timber Ridge Road, Wagner

MLS® #A2205318

**\$89,900**

0 Bedroom, 0.00 Bathroom,  
Land on 1.02 Acres

NONE, Wagner, Alberta

These 1-acre lots offer the perfect opportunity to build your dream home. Located just 15 minutes from town, you'll enjoy the peace and privacy of country living while still having easy access to local amenities. The property is ideally situated near a beautiful lake, providing fantastic opportunities for boating and fishing right at your doorstep. Utilities are already available at the property line, making it easy to start your project and build the home you've always wanted.



## Essential Information

|           |                  |
|-----------|------------------|
| MLS® #    | A2205318         |
| Price     | \$89,900         |
| Bathrooms | 0.00             |
| Acres     | 1.02             |
| Type      | Land             |
| Sub-Type  | Residential Land |
| Status    | Active           |

## Community Information

|             |                                     |
|-------------|-------------------------------------|
| Address     | Lot 18 Timber Ridge Road            |
| Subdivision | NONE                                |
| City        | Wagner                              |
| County      | Lesser Slave River No. 124, M.D. of |
| Province    | Alberta                             |
| Postal Code | T0G 2M0                             |

## Amenities

Utilities

Electricity at Lot Line, Water At Lot Line, Natural Gas at Lot Line, Sewer Available

Additional Information

Date Listed

March 25th, 2025

Days on Market

88

Zoning

103 Residential-Vacant

Listing Details

Listing Office

REAL BROKER

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