

# \$159,900 - On Zion Road, Rural Clearwater County

MLS® #A2267150

**\$159,900**

0 Bedroom, 0.00 Bathroom,  
Land on 0.53 Acres

NONE, Rural Clearwater County, Alberta

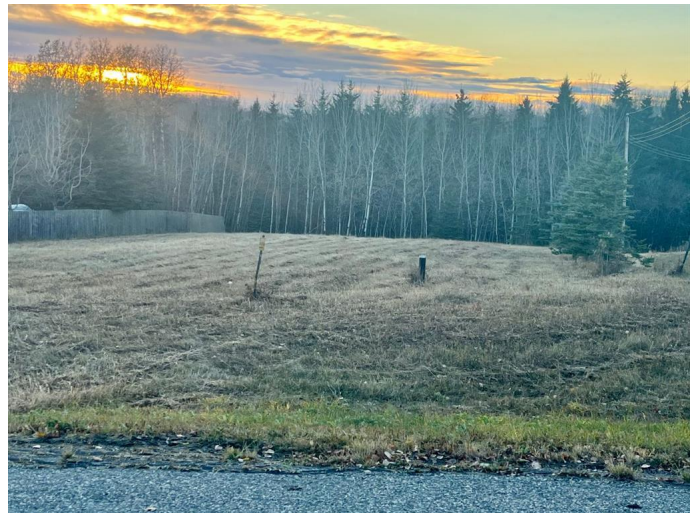
Just over half an acre in the Withrow subdivision. Wonderful slightly sloped parcel on pavement on higher ground in this quiet community. The parcel has been landscaped and a row of spruce trees planted on the north side. A well has been drilled by Alken Basin - 93 ft. deep and 7gpm. The approach is situated on the north side, south side is fenced. The gas line runs through the property, telus & power are at the lot line. Septic will need to be installed. Bring in a RTM or Modular home or build your home of choice. Restrictive Covenants apply. This community is centrally located and feels like country living. School Bus goes to the new state of the art schools in Leslieville or Condor, new fire halls nearby as well. The Withrow church is a walk away.

## Essential Information

|           |                  |
|-----------|------------------|
| MLS® #    | A2267150         |
| Price     | \$159,900        |
| Bathrooms | 0.00             |
| Acres     | 0.53             |
| Type      | Land             |
| Sub-Type  | Residential Land |
| Status    | Active           |

## Community Information

Address                On Zion Road



|             |                         |
|-------------|-------------------------|
| Subdivision | NONE                    |
| City        | Rural Clearwater County |
| County      | Clearwater County       |
| Province    | Alberta                 |
| Postal Code | T0M 0X0                 |

### Exterior

|                 |                                                                                                 |
|-----------------|-------------------------------------------------------------------------------------------------|
| Lot Description | Corner Lot, Cul-De-Sac, Few Trees, Landscaped, Paved, Rectangular Lot, Gentle Sloping, Open Lot |
|-----------------|-------------------------------------------------------------------------------------------------|

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 24th, 2025 |
| Days on Market | 23                 |
| Zoning         | HR                 |

### Listing Details

|                |                                    |
|----------------|------------------------------------|
| Listing Office | Royal LePage Tamarack Trail Realty |
|----------------|------------------------------------|

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