

## **\$135,500 - 83a Mystic Meadow, Rural Athabasca County**

MLS® #E4424062

**\$135,500**

0 Bedroom, 0.00 Bathroom,  
Rural on 1.00 Acres

Mystic Meadow Estate, Rural Athabasca  
County, AB

Enjoy this ready to go double lot(1 acre) recreational getaway or build your dream home! Located at Mystic Meadow Estates in Athabasca County, 1 hour north of St. Albert! This picturesque property features security gates and comes with a 2009 36 ft Jayco park model trailer with full bedroom, bathroom, dinette, living area, room with bunks, A/C, full size fridge & sliding patio door leading to a covered deck! Trailer is plumbed into a 650 Gal. holding tank with alarm. There is a 24x26 garage fully powered with cement floor, floor drain & built in wood stove! 10x10 fully insulated bunkhouse house with veranda, 1200 gal. cistern is protected in an 8x8 building, storage shed behind garage. Garage allows perfect set up for winter getaways. Mystic Meadow Estates is a friendly community orientated subdivision with an on-site groundskeeper, common land providing quad, skidoo and hiking trails, community park area with a cookhouse for family & friend gatherings Several lakes located close by.

Built in 2010

### **Essential Information**

|        |           |
|--------|-----------|
| MLS® # | E4424062  |
| Price  | \$135,500 |



|            |                 |
|------------|-----------------|
| Bathrooms  | 0.00            |
| Acres      | 1.00            |
| Year Built | 2010            |
| Type       | Rural           |
| Sub-Type   | Vacant Lot/Land |
| Status     | Active          |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 83a Mystic Meadow      |
| Area        | Rural Athabasca County |
| Subdivision | Mystic Meadow Estate   |
| City        | Rural Athabasca County |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T0G 1Z0                |

### Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Landscaped, Picnic Area, Playground Nearby, Private Setting, See Remarks |
|-------------------|--|

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | March 5th, 2025 |
| Days on Market | 45              |
| Zoning         | Zone 60         |
| HOA Fees       | 285             |
| HOA Fees Freq. | Annually        |

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Listing information last updated on April 19th, 2025 at 6:17am MDT