

# \$695,000 - Se-36-52-18 W5, Rural Yellowhead County

MLS® #A2231837

**\$695,000**

0 Bedroom, 0.00 Bathroom,  
Land on 216.50 Acres

NONE, Rural Yellowhead County, Alberta

Very unique property! River frontage all the way by the McLeod River. One part about 113 acres on the north side of the river. Balance of 103 acres located on the south side of the river. \$1,500.00 annual income from pipeline agreement. Includes the holiday trailer, sea can and gazebo. Located 5 miles south west of Edson.

## Essential Information

MLS® #	A2231837
Price	\$695,000
Bathrooms	0.00
Acres	216.50
Type	Land
Sub-Type	Residential Land
Status	Active

## Community Information

Address	Se-36-52-18 W5
Subdivision	NONE
City	Rural Yellowhead County
County	Yellowhead County
Province	Alberta
Postal Code	T7E 3G1

## Amenities

Utilities	None
Is Waterfront	Yes



Waterfront	River Front, River Access, Waterfront
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## Exterior

Lot Description	Pasture
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## Additional Information

Date Listed	June 18th, 2025
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Days on Market	68
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Zoning	RD
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## Listing Details

Listing Office	RE/MAX BOXSHAW FOUR REALTY
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