

# \$195,000 - 1074, 67325 Churchill Park Rd, Lac La Biche County

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MLS® #A2210631

**\$195,000**

0 Bedroom, 0.00 Bathroom,  
Land on 0.47 Acres

Lakeview Estate\_LLBC, Lac La Biche County,  
Alberta

Discover the potential of this beautiful .47-acre treed lot in the quiet Lakeview Estates subdivision, just a 5-minute drive from the town of Lac La Biche. This country residential parcel offers the perfect opportunity to build your dream home or getaway retreat in a peaceful setting near Lac La Biche Lake, the golf course, and Churchill Park Island. Located at 1074 Churchill Park Road, this lot is adjacent to another available parcel (1070), giving buyers the unique option to purchase both and create nearly a full acre of space to enjoy. All services are available in Lakeview Estates with the water and sewer paid for to the property line. Sir Winston Churchill Park is a bike ride away or 3 minutes by car and has amenities like cabin rentals, camping, a beautiful lakefront hall and a great boat launch for quick boat access. Whether you're planning to build now or hold as an investment, this lake-area lot offers natural beauty, convenience, and potential. Lac La Biche has been popular destination camping, world class fishing and recreational lake as well as backcountry recreational activities including Lakeland Provincial Park only 20 minutes away.



## Essential Information

|           |                  |
|-----------|------------------|
| MLS® #    | A2210631         |
| Price     | \$195,000        |
| Bathrooms | 0.00             |
| Acres     | 0.47             |
| Type      | Land             |
| Sub-Type  | Residential Land |
| Status    | Active           |

### Community Information

|             |                               |
|-------------|-------------------------------|
| Address     | 1074, 67325 Churchill Park Rd |
| Subdivision | Lakeview Estate_LLBC          |
| City        | Lac La Biche County           |
| County      | Lac La Biche County           |
| Province    | Alberta                       |
| Postal Code | T0A 2C0                       |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | April 11th, 2025    |
| Days on Market | 207                 |
| Zoning         | Country Residential |

### Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | RE/MAX LA BICHE REALTY |
|----------------|------------------------|

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