

\$69,900 - 100 231054 Twp Rd 623.8, Rural Athabasca County

MLS® #E4444883

\$69,900

0 Bedroom, 0.00 Bathroom,
Rural on 0.59 Acres

Mystic Meadow Estate, Rural Athabasca
County, AB

If you are tired of fighting for a recreation spot this summer, set up your roots in Mystic Meadows! This TURNKEY 0.589 acre property is ready for new owners to move in quickly and start making some new family memories.

The lot has been carefully carved out to maintain as many of the signature spruce trees that you see in the area, creating a cozy area to enjoy with lots of shade on those hot days.

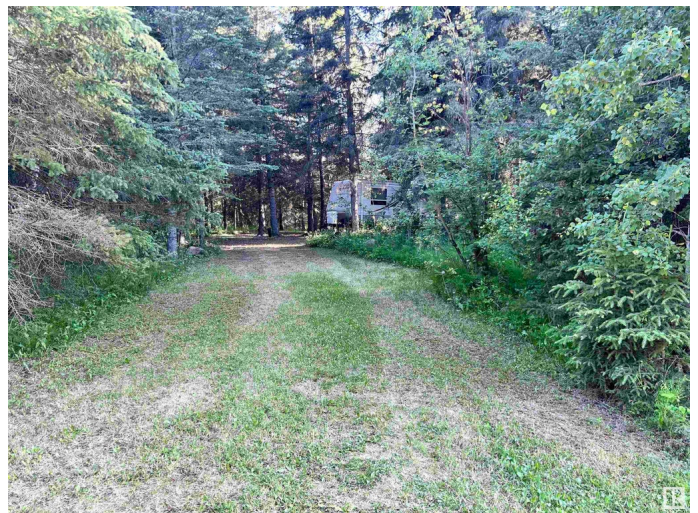
What's all included? First, a 32' Jayflight KS-TT trailer that has been carefully cared for over the years - even covered every winter to protect it from the snow. In addition, there are three storage sheds, one shed converted to a bath house, and a portable portapotty too.

Power is already installed and on site. Mystic Meadows is a country residential subdivision on the south end of Athabasca County, with a full time groundskeeper who keeps the subdivision in tip top shape. There is a playground, community BBQ house, a 9 hole pitch and putt and lots of common land to explore and enjoy.

Essential Information

MLS® # E4444883

Price \$69,900



Bathrooms	0.00
Acres	0.59
Type	Rural
Sub-Type	Vacant Lot/Land
Status	Active

Community Information

Address	100 231054 Twp Rd 623.8
Area	Rural Athabasca County
Subdivision	Mystic Meadow Estate
City	Rural Athabasca County
County	ALBERTA
Province	AB
Postal Code	T0G 1Z0

Exterior

Exterior Features	Backs Onto Park/Trees, Flat Site, Level Land, Low Maintenance Landscape, Not Fenced, Recreation Use, Treed Lot
-------------------	--

Additional Information

Date Listed	June 27th, 2025
Days on Market	122
Zoning	Zone 60
HOA Fees	155
HOA Fees Freq.	Annually

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on October 27th, 2025 at 10:32am MDT