

# \$80,000 - 43 Buffalo Lane, Rural Stettler No. 6, County of

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MLS® #A2200787

**\$80,000**

0 Bedroom, 0.00 Bathroom,  
Land on 0.16 Acres

NONE, Rural Stettler No. 6, County of, Alberta

AMAZING PRICE, well below market value, there is REAL opportunity here. Picture this: warm summer days by the water, the sound of laughter from family and friends, and evenings spent by the fire under a starry sky. This prime lake view lot on Buffalo Lake offers the perfect setting for those long, lazy days at the beach and unforgettable nights by the shore. Set up for effortless lake living, the lot includes a shower house with a bathroom for added convenience, and an outdoor fridge with running waterâ€”because cold drinks and lakeside living go hand in hand.

With municipal water and sewer in place you can enjoy all the perks of a hassle-free getaway, plus two 240-volt plug-ins make it easy to host family and friends along with their camper. A fence between the neighbors provides just the right amount of privacy, while the sandy beach and sparkling waters are only a short walk away. The elevation of the lot is perfect for watching the beautiful sunset each evening. For those who love to be on the water, a boat slip and boat lift are negotiable, so your lake days can start the moment you arrive.



## Essential Information

|        |          |
|--------|----------|
| MLS® # | A2200787 |
| Price  | \$80,000 |

|           |                  |
|-----------|------------------|
| Bathrooms | 0.00             |
| Acres     | 0.16             |
| Type      | Land             |
| Sub-Type  | Residential Land |
| Status    | Active           |

### Community Information

|             |                                 |
|-------------|---------------------------------|
| Address     | 43 Buffalo Lane                 |
| Subdivision | NONE                            |
| City        | Rural Stettler No. 6, County of |
| County      | Stettler No. 6, County of       |
| Province    | Alberta                         |
| Postal Code | T0C 3B0                         |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 14th, 2025 |
| Days on Market | 114              |
| Zoning         | RR-CS            |

### Listing Details

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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