

# \$95,000 - Lot 6 Baptiste Drive, West Baptiste

MLS® #A2224255

**\$95,000**

0 Bedroom, 0.00 Bathroom,  
Land on 0.11 Acres

NONE, West Baptiste, Alberta

Discover this exceptional lakeview lot on West Baptiste Lake, perfectly positioned to capture panoramic water views from a serene, elevated location. Situated just across from the lakefront on a quiet private road used only by local traffic, this property offers both privacy and convenience.

Enjoy breathtaking, vistas of the lake—an ideal setting to build your dream getaway or year-round home. The lot’s natural beauty and tranquility make it a rare opportunity in one of the area’s most desirable lake communities.



## Essential Information

|           |              |
|-----------|--------------|
| MLS® #    | A2224255     |
| Price     | \$95,000     |
| Bathrooms | 0.00         |
| Acres     | 0.11         |
| Type      | Land         |
| Sub-Type  | Recreational |
| Status    | Active       |

## Community Information

|             |                      |
|-------------|----------------------|
| Address     | Lot 6 Baptiste Drive |
| Subdivision | NONE                 |
| City        | West Baptiste        |
| County      | Athabasca County     |
| Province    | Alberta              |
| Postal Code | T9S 1R8              |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 24th, 2025 |
| Days on Market | 112            |
| Zoning         | R              |

**Listing Details**

|                |                   |
|----------------|-------------------|
| Listing Office | RE/MAX EXCELLENCE |
|----------------|-------------------|

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