21076 683 Highway
Rural Northern Sunrise County, Alberta

MLS # A2136380

$245,000

Division:	Northern Sunrise County
Type:	Residential/House
Style:	Acreage with Residence, Bungalow

Size:	1,073 sq.ft.	**Age:**	1969 (55 yrs old)
Beds:	4	**Baths:**	1 full / 1 half

Garage:	Quad or More Detached
Lot Size:	7.50 Acres
Lot Feat:	Lawn, Pasture

Heating:	Forced Air, Natural Gas	**Water:**	Cistern
Floors:	Laminate, Linoleum	**Sewer:**	Pump, Septic Tank
Roof:	Metal, Shingle	**Condo Fee:**	-
Basement:	Finished, Full	**LLD:**	-
Exterior:	Vinyl Siding	**Zoning:**	A
Foundation:	Poured Concrete	**Utilities:**	-
Features:	See Remarks		

Inclusions: Seller plans to take a few personal items and will likely eave most other items in place. To be further specified/negotiated at time of offer.

Acreage for sale a short drive from Nampa! Great highway frontage so there is no gravel for you to travel! The house is set back into the trees making the home and yard quite sheltered and private. The home is a solid structure that has seen updates over the years including new windows in the basement, metal shingles and updated septic and sump pumps. This property also features a great 4 car garage with concrete floor. There is also an older barn on the property nicely situated within the pasture. The home is currently on a cistern but water co-op is available in the area. As an added bonus there is also a dug out on the property! There is some work here to do to bring this acreage back to it's former glory but with solid structures in place it will be worth the effort! Call today to schedule a showing! 360 virtual tour is now available in the media section, floor plans are available in the photos section!