



## Rural Parkland County Alberta

\$289,000

Welcome to your piece of paradise! This 3.01 acre parcel just 18 minutes west of Stony Plain offers fully treed privacy where you can build your dream home or enjoy as is. Situated beside an additional 2 acres of reserve land with no through roads, this location truly gets you away from it all. Large fire pit area and two sheds to store all you need to maintain the property. The long, private driveway has been built up and reinforced, and leads to the 3 bedroom/2 bath mobile home with large deck, built in seating area, fire tables and gazebo. Updates include NEW tin roof in 2021, HWT 2022, 2019 pressure tank, 2023 dishwasher and 2024 stand up freezer. Window updates have started as well! Home is on a bus route so winter snow removal is a priority. Directly north of Cougar Creek golf course, this property is a must see! (id:6769)

Living room 4.73 m X 4.58 m

Dining room 2.08 m X 2.01 m

Kitchen 4.51 m X 2.42 m

Primary Bedroom 3.48 m X 4.58 m

Bedroom 2 3.58 m X 2.25 m

Bedroom 3 3.57 m X 2.23 m

Listing Presented By:



Originally Listed by:  
The Good Real Estate Company



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