



## 470046 RGE RD 233 Rural Wetaskiwin County AB

\$449,000

PEACEFUL ACREAGE LIFE AWAITS...situated on 5.42 acres, Not in a subdivision! PRIDE OF OWNERSHIP BEAMS W/ THIS PERFECT STARTER ACREAGE...fenced/cross fenced for animals, you will enjoy the 24ft x 18ft GARAGE w/metal roof, BRAND NEW 24ft x 32ft POLE BARN w/tack room & 2nd floor storage, RV hook-up & 2 machine sheds. Charming 3 bedroom BUNGALOW w/ tons of character has been updated w/ vinyl plank flooring, functional kitchen w/ ample cabinetry right up to the ceiling & 4 newer stainless appliances. Living room is modern & bright w/patio doors out to your front sunny deck, perfect for watching the evening sunsets. 5-pc main bath is beautifully done w/dbl sinks, relaxing soaker tub, large walk-in shower w/bench seat & stackable laundry. Enjoy your fully finished basement w/ laminate flooring & perfectly set up for living w/ 2 bedrooms, family room & wet bar area as well as a 3-pc bath w/ walk-in shower. Updates to the home include shingles, furnace, 2023 pressure tank & water filtration system. A PERFECT ACREAGE

Listing Presented By:



Originally Listed by:  
Royal Lepage Parkland Agencies

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