



## Rural Beaver County Alberta

\$645,000

ENJOY PEACEFUL COUNTRY LIVING! Surrounded by trees and situated on 5.66 Acres! Only 30 minutes from Sherwood Park! CITY WATER! This beautiful OPEN CONCEPT BUNGALOW offers 1636 square feet plus a 75% finished WALKOUT BASEMENT. Generous entry way, huge front family room, large living room and dining area. Gorgeous kitchen with an abundance of cabinetry, stainless steel appliances. Vaulted ceilings, new barn door, newer flooring, newer shingles & siding on house, HIGH EFFICIENCY furnace. NEW A/C & newer TRIPLE pane windows too! 3 bedrooms on main, 4 piece bathroom plus a 2 piece ensuite, walk-in closet & stone feature wall in the Primary Bedroom. The basement has brand new carpets, huge family room, 4th bedroom, 3 piece bathroom, laundry area & an unfinished room (addition from above family room). Massive SOUTH FACING backyard! DOUBLE ATTACHED GARAGE AND AN OVERSIZED DOUBLE DETACHED GARAGE which can be used as a shop! Beautifully forested area and trails plus no neighbours to the west! Great property! (id:6769)

Family room Measurements not available

Bedroom 4 Measurements not available

Laundry room Measurements not available

Utility room Measurements not available

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

<http://www.soniasells.com/>

**RE/MAX ELITE**

**RE/MAX Elite**

Phone: 780-406-4000

Fax:

[executive@eliterealestate.ca](mailto:executive@eliterealestate.ca)