



Rural Leduc County Alberta

\$325,000

Nestled just outside of the charming village of Warburg, this 3.21 acre property is surrounded by wide-open farmer's fields, offering peace and privacy, and endless prairie views. This rare investment embodies country living at its finest. Enjoy a coffee on the front porch while watching the sun rise and set. Rain on the tin roof brings cozy vibes along with a wood-burning stove. A wood chute from the side of the home compliments the wood-burning stove adding rustic charm and efficiency. Upstairs is lined with stunning cedar ceiling with one bedroom and one bathroom. The basement is awaiting your finishing touch granting instant equity with two framed-in bedrooms, an additional living space, and plumbing and electrical in place. Whether you are looking for a quiet escape, space for a hobby farm, or a property with room to grow, this acreage has an excellent foundation in place to create an ideal country retreat, and just a short drive from town amenities. Get it while you can! (id:6769)

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Listing Presented By:



Originally Listed by:
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