



12195 LOWER MUD RIVER Road Prince George British Columbia

\$569,000

Looking to trade city noise for crickets and clean air? Here's your chance to go back to simpler times and live the country dream. With annual taxes of just \$1,333.27, this charming rancher lets you stretch your dollars and your legs at the same time. Featuring three bedrooms plus an office, a cozy wood stove (with electric backup for when you feel like taking it easy), and plenty of space to roam, this property is full of potential. The land is fenced and cross-fenced, complete with a chicken coop, two runs, a horse shelter, and an outdoor riding arena. Whether you're starting your homestead, keeping a few animals, or just want peace and quiet, this is the perfect place to make it happen. Add a detached shop for tinkering, some elbow grease for updates, and you'll be well on your way! (id:6769)

Office 8 ft ,6 in X 8 ft

Mud room 7 ft ,8 in X 6 ft ,8 in

Laundry room 8 ft ,6 in X 5 ft ,6 in

Primary Bedroom 13 ft ,8 in X 10 ft

Bedroom 2 10 ft ,9 in X 9 ft ,1 in

Bedroom 3 8 ft ,6 in X 8 ft ,5 in

Foyer 13 ft ,4 in X 7 ft ,1 in

Living room 15 ft ,5 in X 15 ft ,3 in

Dining room 10 ft ,3 in X 7 ft ,4 in

Kitchen 9 ft ,1 in X 7 ft ,7 in

Listing Presented By:



Originally Listed by:
Royal LePage Aspire Realty

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



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