



30109 ROAD 35E Road Steinbach

\$1,200,000

*SOME OF THE PHOTOS ARE OF THIS 90 ACRE FARM PLUS THE ADJACENT 60 ACRE FARM ALSO LISTED ON Mls *(FORMER POULTY OPERATION) ADDRESS OF THIS AWESOME MULTIPLE BLDG HOBBY FARM IS 30109 & 30111 ROAD 35 E. MINUTES FROM STEINBACH .PROPERTY COMES WITH APPROX 2436 SF 3 PLUS BR HOME WITH DOUBLE ATTACHED GAR PLUS APPROX 58X30 FOOT SHOP PLUS APPROX 42X26 FOOT SHOP PLUS APPROX 30X20 GENERATOR OFFICE COMBO BUILDING PLUS APPROX 218X41 FOOT BARN PLUS APPROX 314X40 FOOT BARN PLUS APPROX 40X216 FOOT BARN PLUS APPROX 170X34 ODD SHAPED BARN WITH JOGS. ALL THIS ON 90 BEAUTIFUL ACRE PROP .ALL BARN AND SHOPS HAVE METAL ROOFING.SELLER IS WILLING TO SHEET EXTERIOR WALLS AND FACIA WITH METAL INCLUDED IN PURCHASE PRICE .THE SKY IS THE LIMIT FOR POSSIBLE USES FOR THIS SETUP. ALL MSMTS ARE +/- JOGS.AUTOMATIC DIESEL GENERATOR IS INCL .CAN BE PURCHASED AS A PACKAGE WITH ADDITIONAL MULTI BLDG HOBBY FARM RIGHT BESIDE IT ON ADDITIONAL 60 ACRES OF LAND MLS#202023049.All equipment in barns and shops related to poultry operation is excluded

Office 10 x 11

Four Piece Bath

Bedroom 19'33 x 11'33

Kitchen 15 x 15'67

Living/Dining room 11'33 x 21'67

Family Room 19'50 x 23

Three Piece Bath

Bedroom 9'83 x 10

Bedroom 13'25 x 10'08

Three Piece Ensuite Bath

Bedroom 8'67 x 9'83



Alvin Kleinsasser

RE/MAX PROFESSIONALS

Phone: (204) 955-9955
alvinkleinsasser1@gmail.com
<http://www.alvinkleinsasser.com>



RE/MAX Professionals

1601 Buffalo Place , Winnipeg, MB,

Phone: 204-291-9867
regkehler@remax.net