

\$199,900 - 105 2 Avenue, Richdale

MLS® #A1218648

\$199,900

2 Bedroom, 2.00 Bathroom, 1,157 sqft

Residential on 3.10 Acres

NONE, Richdale, Alberta

MOTIVATED TO SELL, QUICK POSSESSION!! Quiet country living in the hamlet of Richdale. Located only 15 minutes East of Hanna along highway 9. This opportunity to own a beautifully landscaped, 3 acre parcel could be yours. The updated park model home plus addition has 2 bedrooms, 2 bathrooms plus a loft area with 2 more bedrooms. The home is self sufficient in the event of power loss. There is a back up generator as well as battery operated fireplace. It includes 2 gas stoves as well as 2 refrigerators. The front room is a great spot to entertain or enjoy the many windows to watch the prairie sunsets. Furnishings included. There is plenty of storage on the property as it contains 2 40'X9'6" seacans (one has heat/AC/electricity run to it), 1 40'X8' seacan, 1 8'X8' seacan. One of the seacans is classified as a tornado shelter. There is also an older RV that is fully fenced for when you have company come and stay. The property is about 2/3 fenced with 6' chainlink, and 4' at the front. If you're looking to build your dream home, maybe this is a great option! You are able to live in the current home and build your new one. The Electric is all run underground, underground sewer, 1400 gallon septic tank, there is water run to the house and at the back of the property behind the house and the home has 360 linear feet of weeping tile. Enjoy this little piece of paradise!

Built in 2013



Essential Information

MLS® #	A1218648
Price	\$199,900
Sold Price	\$180,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,157
Acres	3.10
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Mobile
Status	Sold

Community Information

Address	105 2 Avenue
Subdivision	NONE
City	Richdale
County	Special Area 2
Province	Alberta
Postal Code	T0J 1P0

Amenities

Parking Spaces	6
Parking	Off Street, Parking Pad, RV Access/Parking, Single Garage Detached

Interior

Interior Features	Built-in Features, Ceiling Fan(s), High Ceilings, Storage, Vinyl Windows
Appliances	Dishwasher, Gas Stove, Refrigerator, Washer/Dryer, Window Coverings
Heating	Baseboard, Forced Air, See Remarks
Cooling	Central Air
Basement	None

Exterior

Exterior Features	Other
Lot Description	Dog Run Fenced In, Lawn, Landscaped
Roof	Metal
Construction	Concrete, Mixed, Vinyl Siding, Wood Frame

Foundation	Piling(s)
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Additional Information

Date Listed	May 16th, 2022
Date Sold	November 3rd, 2023
Days on Market	523
Zoning	R1
HOA Fees	0.00

Listing Details

Listing Office	Real Estate Centre
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