

\$239,900 - 822035 Range Road 20, Rural Fairview No. 136, M.D. of

MLS® #A2098148

\$239,900

3 Bedroom, 1.00 Bathroom, 1,040 sqft
Residential on 8.82 Acres

NONE, Rural Fairview No. 136, M.D. of, Alberta

Located only 10 mins east of Fairview! Enjoy the private and quiet setting on this 8.86 acre parcel with 1040 sq ft bungalow along with a detached insulated 2 car garage that has 2 windows and a wood stove for heating. This home has 3 bedrooms and 1 full bathroom. The back deck is sheltered from the west wind and perfect for bbq-ing, relaxing and entertaining. Get the best water in the area from the Whitelaw springs just down the road and fill the 2000-3000 Gallon cistern. You have a convenient large dugout to use to water the massive garden! Basement is unfinished and ready for your touch but is rough plumbed for a second bathroom. New septic pump and service done in July 2023, the septic was also pumped at the same time. Lots of space to call your own!!! Call today with any questions or to set up a showing!

Built in 1975

Essential Information

MLS® #	A2098148
Price	\$239,900
Sold Price	\$227,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1



Square Footage	1,040
Acres	8.82
Year Built	1975
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Sold

Community Information

Address	822035 Range Road 20
Subdivision	NONE
City	Rural Fairview No. 136, M.D. of
County	Fairview No. 136, M.D. of
Province	Alberta
Postal Code	T0H 1L0

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	10
Parking	Double Garage Detached, Driveway, Garage Faces Front, Gravel Driveway, Insulated, RV Access/Parking
Waterfront	Pond

Interior

Interior Features	French Door, Separate Entrance, Storage, Tile Counters
Appliances	Dishwasher, Electric Range, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Fire Pit, Garden, Private Yard, Rain Barrel/Cistern(s), Rain Gutters, Storage
Lot Description	Back Yard, Backs on to Park/Green Space, Cleared, Creek/River/Stream/Pond, Front Yard, Lawn, Garden, No Neighbours Behind, Landscaped, Level, Many Trees, Open Lot, Private
Roof	Asphalt Shingle
Construction	Vinyl Siding

Foundation Poured Concrete

Additional Information

Date Listed December 18th, 2023
Date Sold April 8th, 2024
Days on Market 112
Zoning CR
HOA Fees 0.00

Listing Details

Listing Office Sutton Group Grande Prairie Professionals

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