

\$199,000 - Se2-46-27w3, Rural

MLS® #A2152075

\$199,000

3 Bedroom, 1.00 Bathroom, 988 sqft

Residential on 4.77 Acres

NONE, Rural, Saskatchewan

Looking for an affordable private acreage or a small hobby farm with beautiful views? This 4.77 acre Saskatchewan property is located in the RM of Manitou Lake. The 3-bed 1-bath home boasts both a practical and a functional floor plan. Improvements include newer asphalt shingles, a newer furnace (2015), newer hot water tank & vinyl window inserts. The main power supply to the property was recently updated and the house has a 100 amp panel. This property is beautifully landscaped and features a covered front veranda, patio, side deck, perennial beds, lilac bushes and cherry trees to name a few. There is a large garden area to help offset the cost of groceries. There is also a horse/cattle shed with fenced pasture and power to the water bowl. Your tools, toys and equipment can be stored in the 6 well kept sheds on the property and your vehicle can be kept in the 30 ft x 14 ft garage. The laundry was moved to one of the main floor bedrooms, and could be moved to the entryway or brought back down to the basement if preferred. . Book your viewing today! Directions from Lloydminster: Travel 32 km South on Hwy 17 to TWP 462 (Unwin Road sign). Go East for 17 km through the valley to RR 3271. Turn south. Acreage is on the west side of the road, half way up the hill. Directions from Marsden: Go 1 km East. Turn North on RR 3271 for 10 km. Acreage is on the west side of the road, half way down the hill.



Built in 1925

Essential Information

MLS® #	A2152075
Price	\$199,000
Sold Price	\$195,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	988
Acres	4.77
Year Built	1925
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Sold

Community Information

Address	Se2-46-27w3
Subdivision	NONE
City	Rural
County	Saskatchewan
Province	Saskatchewan
Postal Code	S0M 1P0

Amenities

Parking Spaces	6
Parking	Single Garage Detached

Interior

Interior Features	See Remarks
Appliances	Dryer, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Propane
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None
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Lot Description	Lawn, Garden, Private, Treed
Roof	Asphalt
Construction	Vinyl Siding, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	July 23rd, 2024
Date Sold	September 7th, 2024
Days on Market	45
Zoning	Agricultural Residential
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX OF LLOYDMINSTER
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