

\$599,000 - 70144 Township Rd 264 Road, Rural Bighorn No. 8, M.D. of

MLS® #A2157783

\$599,000

2 Bedroom, 1.00 Bathroom, 912 sqft
Residential on 19.50 Acres

NONE, Rural Bighorn No. 8, M.D. of, Alberta

A rare affordable ESCAPE + RETREAT located just 25 minutes NW of Cochrane! Enjoy paved roads all the way to your HIDEWAY. Nestled on 20 heavily TREED ACRES & fenced with a bit of open pasture for horses or play. The property boasts an â€œaway from it allâ€• feel with an older 912+ sqft cabin with NEW ROOF (2024), soffit, fascia + gutters. Laminate & tile flooring, gas fireplace + open living/dining room + kitchen area with two bedrooms and full bath. Bright + open unfinished lower walk-out level with furnace, HWT & pressure tank. Old 28 x 18 log building ideal for storage + equipment. Beautiful valley views & potential for building with services to property. (SH) Small Holdings District land use within Big Horn County. Priced below assessed value! Exceptional opportunity!



Built in 1940

Essential Information

MLS® #	A2157783
Price	\$599,000
Sold Price	\$599,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	912

Acres	19.50
Year Built	1940
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Sold

Community Information

Address	70144 Township Rd 264 Road
Subdivision	NONE
City	Rural Bighorn No. 8, M.D. of
County	Bighorn No. 8, M.D. of
Province	Alberta
Postal Code	T4C 0X9

Amenities

Parking Spaces	10
Parking	Parking Pad

Interior

Interior Features	Storage
Appliances	Electric Stove, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished, Walk-Up To Grade

Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	Back Yard, Front Yard, Irregular Lot, Many Trees, Private, Treed, Wooded
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding
Foundation	Wood

Additional Information

Date Listed	August 16th, 2024
Date Sold	August 28th, 2024
Days on Market	12
Zoning	SH
HOA Fees	0.00

Listing Details

Listing Office RE/MAX House of Real Estate

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