



GRASSROOTS
REALTY GROUP

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590072 Range Road 113A
Rural Woodlands County, Alberta

MLS # A2218814



\$899,000

Division:	NONE		
Type:	Residential/House		
Style:	Acreage with Residence, Bungalow		
Size:	4,000 sq.ft.	Age:	2001 (24 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Detached, Parking Pad		
Lot Size:	4.84 Acres		
Lot Feat:	Back Yard, Gazebo, Landscaped, Lawn, Private, Treed		

Heating:	In Floor, Natural Gas	Water:	Well
Floors:	Hardwood, Tile	Sewer:	Septic Tank
Roof:	Asphalt	Condo Fee:	-
Basement:	None	LLD:	4-59-11-W5
Exterior:	Brick, Concrete, Stucco, Wood Frame	Zoning:	CR
Foundation:	Poured Concrete	Utilities:	-
Features:	Bookcases, Ceiling Fan(s), Closet Organizers, High Ceilings, Kitchen Island, Pantry, Solar Tube(s), Storage, Walk-In Closet(s)		

Inclusions: Greenhouse and cooktop

Welcome to this executive, custom built home sitting on almost 5 acres just outside of town. Entirely surrounded by trees providing plenty of privacy, this property could be your new sanctuary. Including all features you could possibly need: An oversized detached garage(30x40), a shop (25x32)with a wood fireplace, gazebo, concrete poured deck and concrete stamped pathway to your fire pit~ plus your very own putting green in the backyard. This 5 bedroom, 3 bathroom home is equipped with brand new solar panel system, in floor heating, and stainless steel appliances. Plenty of cabinetry in the kitchen with in sink island, new concrete counter tops with epoxy finish and 2 pantries! 4,000 sq ft. of living space ready for you to enjoy. We love the fireplace in the primary suite, and the massive ensuite where you can enjoy the walk-in shower with epoxy finish, plus 2 walk in closets, and corner jetted bathtub. Bask on summer nights on the back deck listening to the birds, enjoy the kitchen that provides tons of space to host your friends and family, or escape a winter evening relaxing by the fire in the living room. We welcome you to your new home, it's ready for you to make great memories in.