



GRASSROOTS
REALTY GROUP

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312098 RR 18-2
Rural Starland County, Alberta

MLS # A2237619



\$399,000

Division:	NONE		
Type:	Residential/House		
Style:	Acreage with Residence, Bungalow		
Size:	1,117 sq.ft.	Age:	1974 (51 yrs old)
Beds:	5	Baths:	2 full / 1 half
Garage:	None		
Lot Size:	5.07 Acres		
Lot Feat:	Private		

Heating:	Forced Air	Water:	Well
Floors:	Vinyl Plank	Sewer:	Septic Field
Roof:	Asphalt	Condo Fee:	-
Basement:	Finished, Full	LLD:	22-31-18-W4
Exterior:	Vinyl Siding, Wood Frame	Zoning:	CR TBD
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: outbuildings

Escape to the quiet countryside with this 5 acre parcel and updated bungalow just minutes from Delia. Fresh paint, new floors, and new main floor bathroom sweeten the deal, for this already well priced acreage. 5 bedrooms, 2.5 baths, ample kitchen space with dining area, cozy living room and a developed basement mean you can just move in! Located a mile off the highway, you have the convenience of a quick commute with the tranquility of being surrounded by fields and wonderful views. There is lots of room for animals and pens, gardens, or a shop. New fencing surrounds the property and it's close to both Hanna and Drumheller. Don't delay in seeing this one for yourself asap!