



GRASSROOTS
REALTY GROUP

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72598 Range Road 195
Rural Big Lakes County, Alberta

MLS # A2260228



\$549,900

Division:	NONE		
Cur. Use:	-		
Style:	1 and Half Storey		
Size:	0 sq.ft.	Age:	1998 (27 yrs old)
Beds:	-	Baths:	-
Garage:	Gravel Driveway		
Lot Size:	160.00 Acres		
Lot Feat:	-		

Heating:	Forced Air, Natural Gas	Water:	Well
Floors:	Hardwood, Laminate, Linoleum	Sewer:	Septic System
Roof:	Asphalt Shingle	Near Town:	Valleyview
Basement:	Full, Partially Finished	LLD:	31-72-19-W5
Exterior:	Vinyl Siding	Zoning:	AG
Foundation:	Wood	Utilities:	Electricity, Natural Gas, Phone
Features:	-		

Major Use: Recreational

Awesome 1360 sq/ft 3 bedroom 2 bathroom home and 40X60 finished and heated shop tucked away in a beautiful bush quarter. Property is located between Valleyview and High Prairie in the sunset house area close to snipe lake and the river just 1/2 mile from crown land and loaded with wildlife. Home is a storey and a half and featured tons of natural light with lots of windows and skylights! nice open layout with a loft and full basement. Shop is 40X60 and is all insulated , drywalled with a concrete floor , wood furnace, 14ft and 7 ft bay door. This property must be seen to appreciate!