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222080 Twp Rd 922 Rural Northern Lights, County of, Alberta

MLS # A2270619



\$135,000

Division:	NONE				
Type:	Residential/House				
Style:	Acreage with Residence, Bungalow				
Size:	952 sq.ft.	Age:	1958 (67 yrs old)		
Beds:	2	Baths:	1		
Garage:	Single Garage Detached				
Lot Size:	13.59 Acres				
Lot Feat:	Few Trees, Garden, Landscaped, Lawn, Private, Subdivided				

Heating:	Forced Air, Natural Gas	Water:	Dugout
Floors:	Wood	Sewer:	Septic System
Roof:	Metal	Condo Fee:	-
Basement:	Full	LLD:	15-92-22-W5
Exterior:	Masonite	Zoning:	CR
Foundation:	Poured Concrete	Utilities:	Electricity Connected

Features: Wood Windows

Inclusions: None

Discover affordable country living on this 13.59 acre private acreage located just 9 miles East & North of Manning. This property features an older home with a solid structure and cement basement, perfect for someone with a carpenter's touch to bring new life to it and add some much needed TLC. The acreage is fully serviced with power, natural gas and dugout water, offering a functional foundation for rural living. Several wooden outbuildings and an older detached single car wooden garage provide storage or workspace options. There is plenty of open space for gardening, pets, livestock or future development making it ideal for hobby farming or anyone seeking privacy and room to grow. A great opportunity to create your own peaceful retreat in the countryside.