



232057 TWP RD 684
Rural Peace No. 135, M.D. of, Alberta

MLS # A2120356



\$549,900

Division:	NONE		
Type:	Residential/House		
Style:	2 Storey, Acreage with Residence		
Size:	3,664 sq.ft.	Age:	1981 (43 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	24.64 Acres		
Lot Feat:	Back Yard, Creek/River/Stream/Pond, Garden, Landscaped, Many Trees, Tre		

Heating:	Baseboard, Boiler, Fireplace(s)	Water:	Co-operative
Floors:	Carpet, Hardwood, Tile	Sewer:	Pump, Septic Tank
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Partially Finished	LLD:	12-82-23-W5
Exterior:	Brick, Concrete, Vinyl Siding	Zoning:	CR
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Jetted Tub, Kitchen Island, Walk-In Closet(s)		

Inclusions: -

One of a kind property located on Brick's Hill with a spectacular vista of the Peace River banks. This majestic home is on 24.96 acres and totals over 4000 sq.ft with 3 bedrooms and 3 bathrooms. As you enter the home there is a beautiful wood spiral staircase leading to the upper and lower level. There is a sunken sitting room with hardwood floors & a gas fireplace to your left and right of it is an office with access to the front verandah that could be used as an additional bedroom. U-shaped kitchen with plenty of cabinets, island with built in cooktop and dining nook that leads to a large formal dining area. Upstairs features a very spacious bedroom with a large closet space, 2nd bedroom and updated bathroom. Large master bedroom with walk in closet featuring a built in makeup vanity. Master ensuite has been updated as well with a separate shower and jetted tub. Basement is partially developed - needing flooring, trim and bathroom. Oversized double car garage with high ceilings and has a separate door that leads to the basement. Other features includes over 10 chandeliers throughout the home, built-in intercom system, tons of storage, huge laundry room in basement, new hot water tank and newer septic tanks. Also including is a 32X40 shop, small barn with stables built in, horse shelter, wood shed and garden. Located 15-20mins from Peace River just off the Shaftesbury Trail. This is an amazing property that needs to be viewed to appreciate the value that this property has.