



GRASSROOTS
REALTY GROUP

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54132A Highway 751
Rural Yellowhead County, Alberta

MLS # A2131830



\$275,000

Division:	NONE		
Type:	Residential/House		
Style:	Acreage with Residence, Cottage/Cabin		
Size:	399 sq.ft.	Age:	2016 (8 yrs old)
Beds:	1	Baths:	1
Garage:	Gravel Driveway, None		
Lot Size:	32.64 Acres		
Lot Feat:	Native Plants, Rectangular Lot, Treed, Waterfront		

Heating:	Forced Air, Propane	Water:	Well
Floors:	Laminate, Wood	Sewer:	Septic System
Roof:	Metal	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Wood Siding	Zoning:	RD
Foundation:	Poured Concrete	Utilities:	Electricity Connected, Propane, Sewer Connected, Water
Features:	Ceiling Fan(s)		

Inclusions: shed, sea can.

Great recreational get-a-way. This property has pond stock with fish. Deck facing south. Nice winding type driveway. Private setting 44 miles from Edson and 95 miles from Edmonton. Pavement all the way.