



490037 RR 20
Rural Vermilion River, County of, Alberta

MLS # A2143681



\$499,900

Division:	NONE		
Type:	Residential/House		
Style:	1 and Half Storey, Acreage with Residence		
Size:	1,368 sq.ft.	Age:	1974 (50 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	5.04 Acres		
Lot Feat:	Back Yard, Front Yard, Garden, Landscaped, Level, Many Trees, Private, Re		

Heating:	Forced Air, Natural Gas, Wood Stove	Water:	Well
Floors:	Carpet, Laminate, Linoleum	Sewer:	Septic Field
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full, Walk-Out To Grade	LLD:	6-49-1-W4
Exterior:	Wood Frame	Zoning:	AGR
Foundation:	Poured Concrete	Utilities:	-
Features:	Storage		

Inclusions: none

Quiet peaceful acreage located west of Lloydminster on Highway 16 south on range road 20 about 6 kms. This acreage features 5 acres with a lovely story and 1/2 home that has 4 bedrooms with 3 bathrooms and a wood burning stove on the main floor. This home has new windows, flooring, deck, and a lot more. The basement is finished with a walkout basement. going out to the private, mature yard with lots of trees. There is a 32x24 double car garage, with a spacious workshop in the middle.