



71314 Range road 204  
Rural Greenview No. 16, M.D. of, Alberta

MLS # A2167578



**\$290,000**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Acreage with Residence, Bungalow		
<b>Size:</b>	1,000 sq.ft.	<b>Age:</b>	1985 (39 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Quad or More Detached, RV Carport		
<b>Lot Size:</b>	12.09 Acres		
<b>Lot Feat:</b>	Backs on to Park/Green Space, Farm, Few Trees, Lawn, Garden		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	Well
<b>Floors:</b>	Vinyl Plank	<b>Sewer:</b>	Private Sewer
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	20-71-20-W5
<b>Exterior:</b>	Composite Siding, Mixed	<b>Zoning:</b>	Ag
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Laminate Counters		

**Inclusions:** AS IS ON POSSESSION DAY

This unique one-bedroom one and half-bathroom home, with an unfinished basement for the new owner to do with as they please. The large deck allows the new owners to enjoy the sunsets and the sunroom to be a retreat away from the elements. This parcel of land comes with a very large shop that has all you would need to run a business along with two large dry storage sheds for your RV along with other outbuildings and cross fencing for horses or animals of your choice. This home is currently sharing utilities with the neighboring property. This house is a court-order sale, will take some time for responses to offers