



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

231045 HWY 684 Highway
Rural Peace No. 135, M.D. of, Alberta

MLS # A2193388



\$665,000

Division:	NONE		
Type:	Residential/House		
Style:	Acreage with Residence, Bi-Level		
Size:	1,423 sq.ft.	Age:	2004 (21 yrs old)
Beds:	4	Baths:	3
Garage:	Additional Parking, Aggregate, Double Garage Attached, Double Garage Detached		
Lot Size:	5.88 Acres		
Lot Feat:	Creek/River/Stream/Pond, Garden, Landscaped, Lawn, Many Trees, No Neighbors		

Heating:	Forced Air, Natural Gas	Water:	Co-operative
Floors:	Carpet, Hardwood, Tile, Vinyl Plank	Sewer:	Private Sewer, Septic Field
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Partially Finished	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	Residential Imp/Site
Foundation:	ICF Block	Utilities:	Electricity Connected, Natural Gas Connected, Phone
Features:	Ceiling Fan(s), Central Vacuum, Closet Organizers, High Ceilings, Jetted Tub, Kitchen Island, Quartz Counters		

Inclusions: Laundry sink

Great Location (Shaftesbury Trail) One Owner Home on 5.88 acres with 4 bedrooms, 3 bathrooms, open kitchen Living room and main floor laundry. The primary bedroom c/w walk-in closet and 4 piece ensuite. The Large Family room/games room c/w a wood stove to enjoy. We cannot forget the large double attached garage and as a bonus you will also have a 28'x32' shop. All this while living next to the Mighty Peace River along the Shaftesbury Trail. Included with this home are many planted tree and shrubs as well as a garden to grow your own vegetables. Enjoy the view of the Mighty Peace River from your deck while having your morning coffee or tea. Here is the Home you have been Waiting For! Call Today to View!