



503050 RR 50
Rural Vermilion River, County of, Alberta

MLS # A2218236



\$319,900

Division:	NONE		
Type:	Residential/House		
Style:	Acreage with Residence, Bungalow		
Size:	1,040 sq.ft.	Age:	1982 (44 yrs old)
Beds:	2	Baths:	1
Garage:	None		
Lot Size:	19.06 Acres		
Lot Feat:	Garden, Greenbelt, Lawn, Private		

Heating:	Forced Air	Water:	Well
Floors:	Laminate, Linoleum	Sewer:	Open Discharge
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Mixed	Zoning:	CR-A
Foundation:	Wood	Utilities:	-
Features:	Ceiling Fan(s), Storage, Vinyl Windows		

Inclusions: N/A

Acreage Alert! This 19 acre parcel supplies a 80's bungalow (1,040 Sq Ft) with new vinyl windows, a 40' x 28' barn with stalls, as well as cross fencing and multiple sheds. Situated roughly 15 minutes from Vermilion, AB (East) or 10 minutes from Kitscoty, AB (West.) The home provides main-floor laundry as well as a renovated bathroom while the unfinished basement gives a blank slate to work with (2nd bathroom roughed-in.) An absolute TON of potential in this one. Immediate possession available.