



GRASSROOTS
REALTY GROUP

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83042 Twp Rd 430
Amisk, Alberta

MLS # A2276798



\$249,900

Division:	NONE		
Type:	Residential/House		
Style:	Acreage with Residence, Bi-Level		
Size:	1,280 sq.ft.	Age:	1985 (41 yrs old)
Beds:	3	Baths:	2
Garage:	Single Garage Attached		
Lot Size:	17.82 Acres		
Lot Feat:	Lawn, Meadow, Treed		

Heating:	Forced Air, Natural Gas	Water:	Well
Floors:	Carpet, Linoleum	Sewer:	Holding Tank, Other
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	4-43-8-W4
Exterior:	Composite Siding, Wood Frame	Zoning:	CR
Foundation:	Poured Concrete	Utilities:	Electricity Connected, Natural Gas Connected, Phone
Features:	Storage, Wood Windows		

Inclusions: N/A

If you've been dreaming of starting a hobby farm or simply enjoying the peace and quiet of country living, this property could be the perfect fit. Situated in a serene rural setting, this home is ready for a new owner to bring their vision and a little TLC to make it shine. The main floor offers a spacious eat-in kitchen, a comfortable living room, a convenient laundry/2-piece bath combination, three bedrooms, and a full bath. The lower level is partially finished with three additional bedrooms, two family rooms, and a 3-piece bath—offering plenty of space for family, guests, or creative uses. This home comes equipped with high-efficiency furnace and hot water tank. For those who need workspace, you'll love the 30'x44' shop, complete with propane heat, water, and 220 electrical—ideal for projects, equipment storage, or even a small business venture. Whether you're seeking a quiet lifestyle, room for animals, or a hunter's paradise with elk, deer, and moose right in the area, this location offers it all. All of this is on 17.82 acres and is priced to sell!