



54019C Range Road 165
Rural Yellowhead County, Alberta

MLS # A2282458



\$460,000

Division:	NONE		
Type:	Residential/Manufactured House		
Style:	Acreage with Residence, Modular Home		
Size:	1,349 sq.ft.	Age:	2019 (7 yrs old)
Beds:	3	Baths:	2
Garage:	Driveway, None		
Lot Size:	4.63 Acres		
Lot Feat:	Back Yard, Front Yard, Landscaped, Lawn, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	Well
Floors:	Laminate	Sewer:	Septic Field
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Crawl Space	LLD:	-
Exterior:	Wood Frame, Wood Siding	Zoning:	CRD
Foundation:	Poured Concrete	Utilities:	Electricity Connected, Natural Gas Connected, Sewer
Features:	Ceiling Fan(s)		

Inclusions: Shed

Acreage in "Edson River Estates" Subdivision 4 miles from Edson. Pavement all the way. Newer unit (2019). 3 full bedrooms, 2 full bathrooms. Open room concept. Large south facing partially covered deck. Nicely landscaped with fire pit. Round a bout driveway. No GST .