



GRASSROOTS
REALTY GROUP

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721023 Range Road 113
Beaverlodge, Alberta

MLS # A2329507



\$585,000

Division:	NONE		
Type:	Residential/Manufactured House		
Style:	Acreage with Residence, Modular Home		
Size:	2,184 sq.ft.	Age:	2012 (14 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Off Street		
Lot Size:	15.00 Acres		
Lot Feat:	Garden, Gazebo, Landscaped, Lawn, Many Trees, No Neighbours Behind, Pa		

Heating:	Fireplace(s), Forced Air, Propane, Wood, Wood Stove	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	None	LLD:	10-72-11-W6
Exterior:	Vinyl Siding, Wood Frame	Zoning:	CR-5
Foundation:	Piling(s)	Utilities:	-
Features:	Ceiling Fan(s)		

Inclusions: N/A

Beautiful 15+/- acre parcel located on a dead-end road, offering exceptional peace, quiet and privacy. Built in 2012, this spacious 4-bedroom, 2.5-bath modular home is 2,184 sq ft. All four bedrooms are generously sized, and the home features a large living room with a wood-burning stove, perfect for cozy winter evenings. A separate family room with a gas fireplace provides additional living space, while the open dining area and spacious kitchen make entertaining family and friends easy. Outside, you get a large front deck that has a nearly new large hot tub, and a gazebo over the hot tub. From the deck, it leads you to a great path to the large fire pit area and a nice garden area; there is also some fencing and a pasture area. Call today for your personal tour before this one gets away on you.