



GRASSROOTS
REALTY GROUP

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50042 RR 270A
Rural Cardston County, Alberta

MLS # A2335251



\$589,900

Division:	NONE		
Type:	Residential/House		
Style:	Acreage with Residence, Bungalow		
Size:	1,320 sq.ft.	Age:	1974 (52 yrs old)
Beds:	5	Baths:	2
Garage:	Single Garage Detached		
Lot Size:	2.99 Acres		
Lot Feat:	Front Yard, Lawn, Many Trees, Private		

Heating:	Forced Air	Water:	Public
Floors:	Laminate, Linoleum	Sewer:	Septic Field, Septic Tank
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	1-5-27-W4
Exterior:	Wood Siding	Zoning:	Country Residential
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Laminate Counters, Storage		

Inclusions: Fridge, stove, dishwasher, washer, dryer, window coverings

Just outside of Glenwood, this affordable acreage offers approximately 3 acres of fenced space, plenty of outbuildings, and a great home with a large, inviting front porch! The property features a detached garage, quonset (38' X 50') and large barn (40' X 80'), giving you tons of room for storage, hobbies, equipment, toys, or even animals! The home is conveniently on town water and offers five bedrooms and two full bathrooms, both of which have recently been renovated along with new windows throughout. Many areas throughout the home have also received a fresh coat of paint, giving the space a bright and refreshed feel! The kitchen features a functional island along with plenty of additional cabinetry for storage, while the upstairs offers a good-sized living room with plenty of space to relax and gather. If you've been dreaming of living close to the mountains without the mountain-sized price tag, this could be the opportunity you've been waiting for! With approximately 3 acres, fencing, outbuildings, and space galore, there is so much potential here! Don't wait—call your realtor and book your showing today!