



GRASSROOTS
REALTY GROUP

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893065 Rge Rd 224
Rural Northern Lights, County of, Alberta

MLS # A2345484



\$195,000

Division:	NONE		
Type:	Residential/Manufactured House		
Style:	Acreage with Residence, Mobile Home-Double Wide		
Size:	1,216 sq.ft.	Age:	2004 (22 yrs old)
Beds:	3	Baths:	2
Garage:	Off Street		
Lot Size:	20.49 Acres		
Lot Feat:	Cleared, Few Trees, Garden, Pasture		

Heating: Forced Air, Natural Gas

Floors: Carpet, Laminate, Linoleum

Roof: Asphalt

Basement: None

Exterior: Vinyl Siding

Foundation: Piling(s)

Features: Pantry, Vinyl Windows

Water: Cistern

Sewer: Septic System

Condo Fee: -

LLD: 21-89-22-W5

Zoning: CR

Utilities: -

Inclusions: None

Discover the possibilities on this beautiful 20.49 acre property located in Deadwood, Alberta, offering the perfect combination of acreage living, open space, and comfortable country living. The property features a 2004 Shelter Stateman Series 16 x 76 manufactured home offering 3 bedrooms and 2 full bathrooms, including a convenient 4 piece ensuite off the primary bedroom. The home features an inviting open-concept kitchen, living and dining area with vaulted ceilings, creating a bright and spacious feel. Outside the acreage is open and currently cultivated into hay, providing an excellent opportunity to fence and establish space for livestock, horses, or pets. A small dugout provides a potential water source for livestock. Garden enthusiasts will appreciate the large garden area, offering plenty of room to grow your own vegetables and enjoy the benefits of country living. With 20.49 acres and a manageable distance to Manning, this property offers room to enjoy the peace and privacy of acreage life while remaining within easy reach of town amenities. A great opportunity to make your country living dreams a reality!