

# \$340,000 - 63513 Rge Rd 471, Rural Bonnyville M.d.

MLS® #E4417459

## \$340,000

1 Bedroom, 1.00 Bathroom, 930 sqft  
Single Family on 3.19 Acres

None, Rural Bonnyville M.d., Alberta

Let Nature Surround You! Two acreages for the price of one! Over 3 acres combined located just 1 1/2 miles from Manatokan Lake. Own a piece of history with this 1940s school converted to a year round home. Completely renovated throughout! This open concept living space includes solid wood kitchen cabinets, cozy wood stove, laminate flooring and laundry hookups. Raised living room has gas stove and large windows. 3 pc bath offers an oversized stand up shower. 40' X 50', 2013 shop is heated and includes a 16' overhead door, concrete floor, water/sewer, separate approach and driveway. Yard is partially fenced and includes 3 sheds and a treed, private RV parking area with power hook ups. Close to boating, fishing and easy commuting to oil activity. Invest Today! (id:6289)

Built in 1940

## Essential Information

|                |               |
|----------------|---------------|
| Listing #      | E4417459      |
| Price          | \$340,000     |
| Bedrooms       | 1             |
| Bathrooms      | 1.00          |
| Square Footage | 930           |
| Acres          | 3.19          |
| Year Built     | 1940          |
| Type           | Single Family |
| Style          | Bungalow      |



## Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 63513 Rge Rd 471      |
| Subdivision | None                  |
| City        | Rural Bonnyville M.d. |
| Province    | Alberta               |
| Postal Code | T9N2J6                |

## Amenities

|          |                         |
|----------|-------------------------|
| Features | Treed, Corner Site      |
| Parking  | Heated Garage, Oversize |

## Interior

|              |                                                                                                                      |
|--------------|----------------------------------------------------------------------------------------------------------------------|
| Appliances   | Dryer, Garage door opener remote(s), Garage door opener, Refrigerator, Storage Shed, Stove, Washer, Window Coverings |
| Heating      | Wood Stove, See remarks                                                                                              |
| Fireplace    | Yes                                                                                                                  |
| Fireplaces   | Gas                                                                                                                  |
| # of Stories | 1                                                                                                                    |

## Listing Details

|                |                          |
|----------------|--------------------------|
| Listing Office | RE/MAX Bonnyville Realty |
|----------------|--------------------------|



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