# \$250,000 - 31303 Range Rd 143 Road, Special Areas No.

2

MLS® #A2196008

## \$250,000

3 Bedroom, 1.00 Bathroom, 912 sqft Residential on 3.14 Acres

NONE, Special Areas No. 2, Alberta

This charming 3-bedroom, 1-bathroom home is nestled on a beautiful 3.14-acre lot, offering breathtaking views from its elevated location. The property is ideally situated right outside town, close to all amenities, making it both a peaceful retreat and a convenient place to live. It also features a spacious detached 2-car garage and plenty of outdoor space, perfect for various activities or potential future expansion. While the home would benefit from some attention to its foundation, it presents a wonderful opportunity for buyers looking to invest in a property with great potential. With a little vision, this home could truly shine, offering a perfect balance of tranquility and accessibility, with room to grow and personalize!



#### **Essential Information**

MLS® # A2196008 Price \$250,000

Bedrooms 3

Bathrooms 1.00

Full Baths 1

Square Footage 912

Acres 3.14

Year Built 1964

Type Residential







Sub-Type Detached

Style Bungalow, Acreage with Residence

Status Active

## **Community Information**

Address 31303 Range Rd 143 Road

Subdivision NONE

City Special Areas No. 2

County Special Area 2

Province Alberta
Postal Code T0J1P0

#### **Amenities**

Parking Double Garage Detached

# of Garages 2

### Interior

Interior Features Ceiling Fan(s)

Appliances Dishwasher, Refrigerator, Dryer, Electric Oven, Washer

Heating Central
Cooling None

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Features Private Yard

Lot Description Front Yard, Irregular Lot, Sloped Down, Views

Roof Asphalt Shingle

Construction Vinyl Siding

Foundation Block

#### **Additional Information**

Date Listed February 20th, 2025

Days on Market 239
Zoning RR

# **Listing Details**

Listing Office Real Estate Centre

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