# \$289,900 - 53127 Range Road 93, Rural Yellowhead

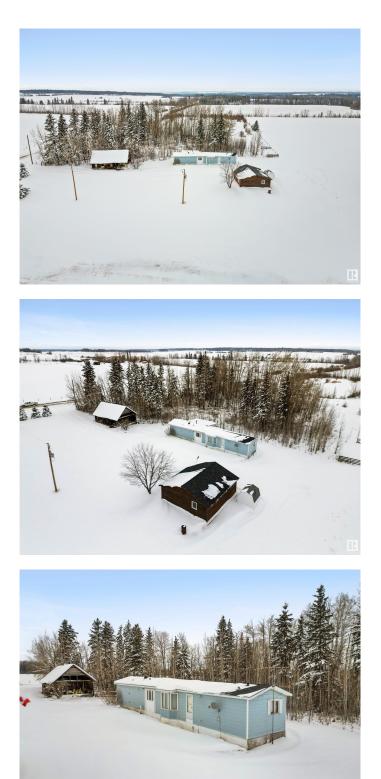
MLS® #E4429728

#### \$289,900

3 Bedroom, 2.00 Bathroom, 1,311 sqft Rural on 4.59 Acres

None, Rural Yellowhead, AB

Looking for an affordable acreage with endless potential? This 4.59 acre parcel of land offers a unique opportunity for those seeking rural tranquility. The home has been well maintained and offers lots of natural light. Upgrades in the home include a new electric hot water tank, newer furnace, and new shingles. Double garage has a concrete floor, is insulated and has its own electrical box for power. The dugout/pond is spring fed and ready for fish! Toboggan hill is a huge bonus in the winter. Other features on this property include a fire pit area, flower beds, old log house used for storage, storage shed, new septic tank lid, and mature trees. Ready to develop your own private retreat! Conveniently located only 3KM off of HWY 16.



Built in 1990

## **Essential Information**

MLS® #	E4429728
Price	\$289,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,311
Acres	4.59
Year Built	1990

Туре	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

## **Community Information**

Address	53127 Range Road 93
Area	Rural Yellowhead
Subdivision	None
City	Rural Yellowhead
County	ALBERTA
Province	AB
Postal Code	T0J 1J0

#### Amenities

Features See Remarks

#### Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior Features No Through Road, Private Setting, Treed Lot, See Remarks Foundation Block

### **Additional Information**

Date Listed April 7th, 2025

Days on Market 12

Zoning Zone 90

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Listing information last updated on April 19th, 2025 at 4:32am MDT