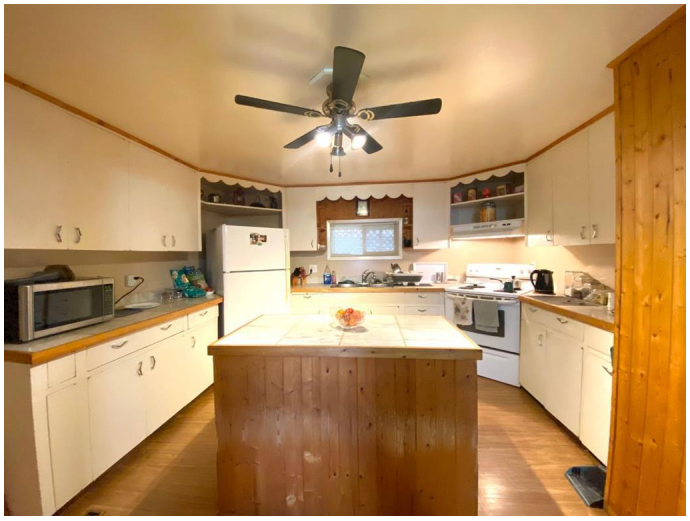
$340,000 - 116 Alberta Ave, Bawlf

MLS® #A2086782

$340,000
3 Bedroom, 1.00 Bathroom, 1,520 sqft
Residential on 8.67 Acres



NONE, Bawlf, Alberta

Acreage in Town!!!!
Yes, you read that right, 8.67 acres in the town of Bawlf that has town water and sewer.
Amazing location!!
This property has served the owner well with a large 32x36 shop that has power and gas and water access. The shop has a cement floor and new shingles in the last 6 years. Perfect for the mechanic that wants a shop of his own.

The place was purchased and there was a 1977 mobile on site.
In 1999 a couple of additions were added and in that process over 90% of the paneling was removed and drywall added. Wiring plumbing and furnace was all updated at that time as well. This home does not have the feel of a mobile home anymore with over 15 hundred square feet of space.
There are 3 entrances to the home, the front has a very large screened in covered deck, the back door entrances welcomes a very large mud room, and the back entrance to the yard has a small screened in and covered deck as well. Out that door there is a beautiful spot surrounded by trees perfect for a fire pit for those perfect summer evenings in a park like setting.
There is an unfinished garage that would not take much to finish and a A frame shed that could use some imagination. Some panel fences and other fenced areas on the property.
If youâ€™re looking for a very unique property

please take a look at this one.

Built in 1977

Essential Information

MLS® #	A2086782
Price	$340,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,520
Acres	8.67
Year Built	1977
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Mobile
Status	Active

Community Information

Address	116 Alberta Ave
Subdivision	NONE
City	Bawlf
County	Camrose County
Province	Alberta
Postal Code	T0B0J0

Amenities

Parking	Double Garage Detached, Quad or More Detached
# of Garages	2

Interior

Interior Features	Kitchen Island
Appliances	Dryer, Electric Stove, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Basement	None

Exterior

Exterior Features	Other

Lot Description	Other
Roof	Metal
Construction	Vinyl Siding
Foundation	Other

Additional Information

Date Listed	October 11th, 2023
Days on Market	566
Zoning	R1

Listing Details

Listing Office	Royal Lepage Rose Country Realty

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