

\$469,000 - 73408, 749 Highway, High Prairie

MLS® #A2176938

\$469,000

4 Bedroom, 2.00 Bathroom, 2,352 sqft

Residential on 9.34 Acres

NONE, High Prairie, Alberta

Executive Acreage for Sale! The peacefulness and serenity of this amazing well treed acreage with rolling banks to the river behind is the perfect setting for your family. This beautiful Bungalow with walkout basement features a bright and airy kitchen open to your Diningroom with Hickory cabinets, island, tile floors and southfacing bow window. the spacious livingroom with vaulted ceiling and a woodburning fireplace with tile surround along with access to the upper covered veranda with a stunning private relaxing view of nature. Masterbedroom with plenty of closet space, two further bedrooms and a 4pc bathroom complete the main floor. The walkout basement is partially finished with a 4th bedroom, a 2pc bathroom, laundry/utility area and a family room with plenty of space for all you living needs. From the Family room step out to the lower covered veranda and relax in the shade or take a walk on the many trails. Tastefully finished in hardwood and tile floors. Complete with a 24'x24' detached garage for parking and storage needs. Enjoy nature at its finest. Only 9km from Town, all pavement and serviced with power, propane and water(Co-op). This one won't last long. Call today for your viewing!

Built in 2004

Essential Information

MLS® #

A2176938



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|----------------|----------------------------------|
| Price | \$469,000 |
| Bedrooms | 4 |
| Bathrooms | 2.00 |
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 2,352 |
| Acres | 9.34 |
| Year Built | 2004 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Acreage with Residence, Bungalow |
| Status | Active |

Community Information

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|-------------|--------------------|
| Address | 73408, 749 Highway |
| Subdivision | NONE |
| City | High Prairie |
| County | Big Lakes County |
| Province | Alberta |
| Postal Code | T0G1E0 |

Amenities

| | |
|--------------|--|
| Parking | Double Garage Detached, Front Drive, Gravel Driveway |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | Central Vacuum, French Door, High Ceilings, Kitchen Island, Low Flow Plumbing Fixtures, No Smoking Home, Pantry, Vaulted Ceiling(s), Vinyl Windows |
| Appliances | Dishwasher, Disposal, Gas Stove, Refrigerator, Washer/Dryer |
| Heating | Mid Efficiency, Floor Furnace, Forced Air, Propane, Wood Stove |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Living Room, Wood Burning |
| Has Basement | Yes |
| Basement | Full, Partially Finished, Walk-Out |

Exterior

| | |
|-------------------|--|
| Exterior Features | Fire Pit, Private Yard |
| Lot Description | Creek/River/Stream/Pond, Landscaped, Lawn, Many Trees, No Neighbours Behind, Private, Wooded |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

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|----------------|---------------------|
| Date Listed | November 1st, 2024 |
| Days on Market | 280 |
| Zoning | Country Residential |

Listing Details

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|----------------|----------------------------|
| Listing Office | Royal LePage P.V.R. Realty |
|----------------|----------------------------|

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