

# \$174,900 - 11202 512 Township, Innisfree

MLS® #A2210224

**\$174,900**

3 Bedroom, 1.00 Bathroom, 1,050 sqft

Residential on 10.40 Acres

Innisfree, Innisfree, Alberta

Your Country Escape Awaits – 10.4 Acres Near Innisfree. Embrace the peace and beauty of country living with this scenic 10.4-acre property just north of the Village of Innisfree. This charming acreage is full of potential and comes fully serviced with power, natural gas, water, and sewer already in place – a rare find and a huge head start for your rural dreams. The property features a comfortable, move-in-ready 3-bedroom mobile home with a cozy wood-burning fireplace in the living room and a spacious eat-in kitchen – perfect for family gatherings or quiet evenings in. The yard site offers a blank canvas for creating your ideal hobby farm, establishing a large garden, or building your dream country retreat, this property offers endless possibilities. Located minutes from Innisfree, you™ll enjoy small-town amenities including a K-12 school, gas station/convenience store, postal services, and banking. Plus, you™re a short drive to larger centers like Vegreville, Vermilion, and Edmonton. Don't miss this opportunity to invest in your future with a slice of Alberta countryside.

Built in 1982

## Essential Information

MLS® # A2210224

Price \$174,900



|                |                                                 |
|----------------|-------------------------------------------------|
| Bedrooms       | 3                                               |
| Bathrooms      | 1.00                                            |
| Full Baths     | 1                                               |
| Square Footage | 1,050                                           |
| Acres          | 10.40                                           |
| Year Built     | 1982                                            |
| Type           | Residential                                     |
| Sub-Type       | Detached                                        |
| Style          | Acreage with Residence, Single Wide Mobile Home |
| Status         | Active                                          |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 11202 512 Township        |
| Subdivision | Innisfree                 |
| City        | Innisfree                 |
| County      | Minburn No. 27, County of |
| Province    | Alberta                   |
| Postal Code | T0B 2G0                   |

### Amenities

|           |                       |
|-----------|-----------------------|
| Utilities | Natural Gas Connected |
| Parking   | Off Street            |

### Interior

|                   |                                                                   |
|-------------------|-------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Pantry                                            |
| Appliances        | Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer |
| Heating           | Forced Air, Natural Gas                                           |
| Cooling           | None                                                              |
| Fireplace         | Yes                                                               |
| # of Fireplaces   | 1                                                                 |
| Fireplaces        | Living Room, Wood Burning                                         |
| Basement          | None                                                              |

### Exterior

|                   |                                                        |
|-------------------|--------------------------------------------------------|
| Exterior Features | None                                                   |
| Lot Description   | Many Trees, Native Plants, Seasonal Water, Yard Lights |
| Roof              | Shingle                                                |
| Construction      | Metal Siding, Mixed                                    |
| Foundation        | Block                                                  |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | April 9th, 2025 |
| Days on Market | 25              |
| Zoning         | A               |

**Listing Details**

|                |                       |
|----------------|-----------------------|
| Listing Office | RE/MAX PRAIRIE REALTY |
|----------------|-----------------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.