

## **\$538,500 - 10024 Twp 533, Rural Yellowhead**

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MLS® #E4402057

**\$538,500**

5 Bedroom, 2.00 Bathroom, 1,317 sqft

Rural on 146.08 Acres

None, Rural Yellowhead, AB

Discover the Perfect Blend of Privacy & Potential With This Remarkable 146 Acre Farm Located Just Over an Hour From Edmonton. This Property Boasts a Rich Landscape With the Majority of it Covered in Mature Spruce & Poplar Offering Marketable Timber & Open Meadows-Great For Livestock or the Ultimate Nature Retreat. The Centerpiece of This Beautiful Property is an Attractive Log Home That Features a Bright Kitchen, an Inviting Dining Room, a Welcoming Living Room, 3 Spacious Bedrooms on the Main Floor, 2 Additional Partially Finished Bedrooms Downstairs, 2 Full Baths, a Designated Family Room to Design How You Would Like, a Large Entry & an Expansive Deck. For Those With a Passion For Farming or Equestrian Pursuits There is a Well Maintained Barn With Stalls, a Round Pen, Other Outbuildings & The Property is Fenced & Cross Fenced. The Double Car Garage, Complete With a Cement Floor & Power Offers Ample Storage & Workspace. Don't Miss Your Chance to Own a Slice of Paradise! \*Yearly Revenue of \$2300.00



Built in 1987

### **Essential Information**

MLS® #                      E4402057

Price                        \$538,500

Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,317
Acres	146.08
Year Built	1987
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	10024 Twp 533
Area	Rural Yellowhead
Subdivision	None
City	Rural Yellowhead
County	ALBERTA
Province	AB
Postal Code	T0E 2M0

### Amenities

Features	Deck
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### Interior

Interior Features	ensuite bathroom
Heating	In Floor Heat System, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Log
Exterior Features	Cross Fenced, Fenced, Flat Site, Landscaped, Low Maintenance Landscape, Private Setting, Schools, Shopping Nearby, Treed Lot
Construction	Log
Foundation	Wood

### Additional Information

Date Listed	August 14th, 2024
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Days on Market 266

Zoning Zone 90

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