

\$514,900 - 47536 Rr3244, Rural

MLS® #A2158846

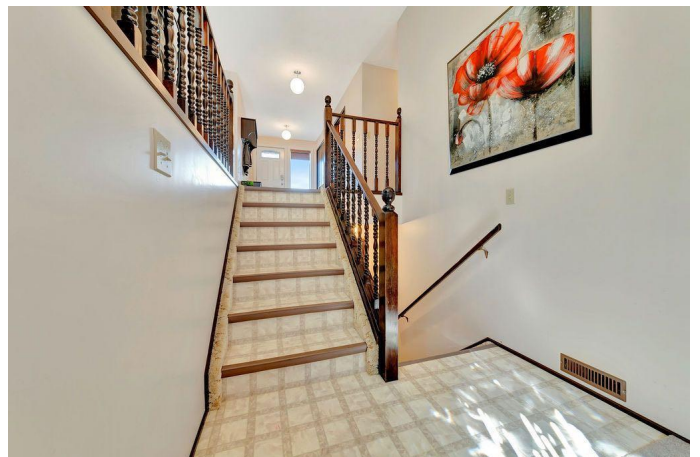
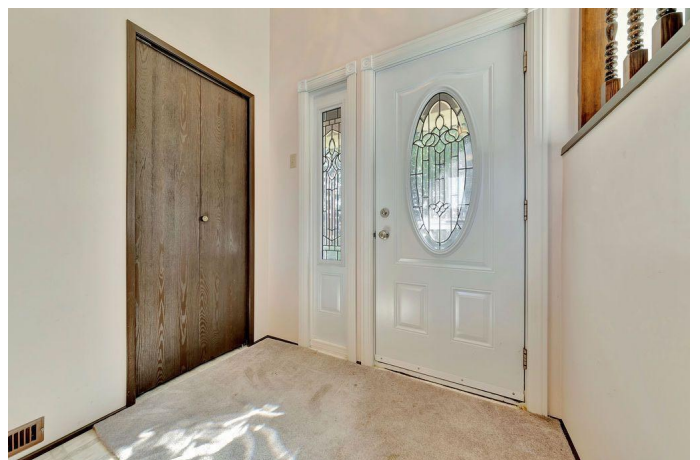
\$514,900

5 Bedroom, 4.00 Bathroom, 1,880 sqft

Residential on 9.99 Acres

NONE, Rural, Saskatchewan

Nestled among the trees on 9.99 secluded, peaceful acres, sits this charming acreage, ready for the next family to love it. Enjoy the perfect blend of quiet country living and modern convenience, with paved roads right up to the property and just under 1 km from Hwy 16, and only 25 quick minutes to Lloydminster. Solidly built in 1984 with 2 x 6 construction, this home includes updates like vinyl windows, newer doors, partial shingles, custom blinds, central A/C, central vac and a heated shop. It's connected to Maidstone water, so although you have a well, you won't need to worry about maintaining or using it. For your tools and equipment, there's a large heated, electrified 40 x 50 shop, a 40 x 60 shed, and a spacious oversized single detached garage. Inside, you'll be welcomed by a giant entryway with plenty of room for all your families coats and boots. The massive kitchen and dining area has double wall ovens, plenty of cabinets and countertops for days, making it a chef's dream. The living room has plush carpeting with big windows bringing in lots of natural light. This home has main floor laundry, which is so convenient. Down the hall, you'll find a newly renovated bathroom with a soaker tub and three cozy bedrooms, including a spacious primary bedroom with a recently renovated 4 pc ensuite. The basement offers a huge family room, two more very large bedrooms, another 4 pc bathroom, and a big storage/utility room. This property is



a rare find and a perfect place to call home!
Donâ€™t miss out on this incredible
opportunity!

Built in 1984

Essential Information

| | |
|----------------|----------------------------------|
| MLS® # | A2158846 |
| Price | \$514,900 |
| Bedrooms | 5 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,880 |
| Acres | 9.99 |
| Year Built | 1984 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Acreage with Residence, Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|--------------|
| Address | 47536 Rr3244 |
| Subdivision | NONE |
| City | Rural |
| County | Saskatchewan |
| Province | Saskatchewan |
| Postal Code | S0M 1A0 |

Amenities

| | |
|----------------|--|
| Parking Spaces | 6 |
| Parking | Driveway, Drive Through, Garage Door Opener, Garage Faces Front, Gravel Driveway, Single Garage Detached |
| # of Garages | 1 |

Interior

| | |
|-------------------|--|
| Interior Features | Central Vacuum, Kitchen Island, Vinyl Windows, Laminate Counters, No Smoking Home, Soaking Tub |
| Appliances | Dishwasher, Double Oven, Dryer, Refrigerator, Washer, Window |

| | |
|-----------------|---|
| | Coverings, Central Air Conditioner, Built-In Oven, Freezer, Garage Control(s), Gas Water Heater, Water Softener |
| Heating | Forced Air, Natural Gas |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Wood Burning |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|--|
| Exterior Features | Private Yard |
| Lot Description | Gentle Sloping, Lawn, Many Trees, No Neighbours Behind, Private, Back Yard, Fruit Trees/Shrub(s), Front Yard, Garden, Low Maintenance Landscape, Secluded, Yard Lights |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding |
| Foundation | Wood |

Additional Information

| | |
|----------------|-------------------|
| Date Listed | August 19th, 2024 |
| Days on Market | 297 |
| Zoning | ACR |

Listing Details

| | |
|----------------|------------------------|
| Listing Office | RE/MAX OF LLOYDMINSTER |
|----------------|------------------------|

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