

\$409,900 - 151047 Range Road 171, Enchant

MLS® #A2179945

\$409,900

5 Bedroom, 2.00 Bathroom, 2,137 sqft

Residential on 4.15 Acres

NONE, Enchant, Alberta

Double wide manufactured home on 4.15 acres! Close to Enchant, Vauxhall, with plenty of privacy. Featuring a metal roof less than 8 years old, a new hot water tank, a great fishing spot within half a mile, a half mile from 20,000 native acres, a dugout with irrigation supply for the yard, and lastly a large open layout with potential for upgrades. This property would be the perfect opportunity for someone looking to live rurally on a sizable lot, with potential rent/purchase additional land in the area and enjoy maximum private living. This property has also recently had 40 tons of junk cleaned up and hauled away, a new electrical pump, new lawn watering system installed, the dugout has been completely pumped out and refilled with fresh water, a ton of yard work, brand new garage door installed, and the water source has been treated. This is your chance to live rural and own a generous amount of land! Don't hesitate to book a showing with your favorite REALTOR®.

Built in 1980

Essential Information

| | |
|----------------|-----------|
| MLS® # | A2179945 |
| Price | \$409,900 |
| Bedrooms | 5 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 2,137 |



| | |
|------------|--------------------------------------|
| Acres | 4.15 |
| Year Built | 1980 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Acreage with Residence, Modular Home |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 151047 Range Road 171 |
| Subdivision | NONE |
| City | Enchant |
| County | Taber, M.D. of |
| Province | Alberta |
| Postal Code | T0J2Z0 |

Amenities

| | |
|--------------|------------------------|
| Parking | Single Garage Attached |
| # of Garages | 1 |

Interior

| | |
|-------------------|---|
| Interior Features | See Remarks |
| Appliances | Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer |
| Heating | Forced Air |
| Cooling | None |
| Has Basement | Yes |
| Basement | Crawl Space, None |

Exterior

| | |
|-------------------|--------------------------------|
| Exterior Features | Other |
| Lot Description | Back Yard, Cleared, Front Yard |
| Roof | Metal |
| Construction | Vinyl Siding |
| Foundation | Wood |

Additional Information

| | |
|----------------|---------------------|
| Date Listed | November 18th, 2024 |
| Days on Market | 168 |
| Zoning | Rural Residential |

Listing Details

Listing Office

2 PERCENT REALTY

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