

# **\$749,000 - 452074 Rge Road 73, Rural Wetaskiwin County**

MLS® #E4423204

**\$749,000**

2 Bedroom, 1.00 Bathroom, 1,151 sqft

Rural on 160.00 Acres

None, Rural Wetaskiwin County, AB

Private 160 acres with a Shop and Cabin. The Gated driveway leads to the yard site of this private getaway. Situated on the property is a 1151 sq/ft cabin and a 32'x55' shop. The Cabin built in 2015 has two bedrooms, one bathroom, and is heated with a wood fireplace and a wood burning in-floor heat system. The shop built in 2010 has a cement floor, power, kitchen, bathroom, and is also heated with a wood burning in-floor heat system. Great for hunting, quadding, or just relaxing. Kept private with lots of mature trees.

Built in 2015

## **Essential Information**

|                |           |
|----------------|-----------|
| MLS® #         | E4423204  |
| Price          | \$749,000 |
| Bedrooms       | 2         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 1,151     |
| Acres          | 160.00    |
| Year Built     | 2015      |
| Type           | Rural     |
| Sub-Type       | Cottage   |
| Style          | Bungalow  |



|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 452074 Rge Road 73      |
| Area        | Rural Wetaskiwin County |
| Subdivision | None                    |
| City        | Rural Wetaskiwin County |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T0C 0A0                 |

### Amenities

|          |                       |
|----------|-----------------------|
| Features | Workshop, See Remarks |
|----------|-----------------------|

### Interior

|              |                            |
|--------------|----------------------------|
| Heating      | In Floor Heat System, Wood |
| Fireplace    | Yes                        |
| Stories      | 1                          |
| Has Basement | Yes                        |
| Basement     | None, No Basement          |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood                                    |
| Exterior Features | Private Setting, Treed Lot, See Remarks |
| Construction      | Wood                                    |
| Foundation        | Slab                                    |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | February 27th, 2025 |
| Days on Market | 53                  |
| Zoning         | Zone 90             |

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Listing information last updated on April 21st, 2025 at 5:47pm MDT