# \$295,000 - 81521, 190 Range Road, Nampa

MLS® #A2207473

## \$295,000

3 Bedroom, 2.00 Bathroom, 1,300 sqft Residential on 10.63 Acres

Northern Sunrise County, Nampa, Alberta

MOTIVATED TO SELL!! Welcome to this enchanting 10.63-acre property! Surrounded by trees and fencing, this private retreat offers the perfect setting to call home. With recent updates and some remodeling, it's an ideal choice for a first-time homebuyer or those looking to retire to the tranquility of country living. New updates include all new drywall throughout most of the home, a brand new kitchen, new dishwasher, an expansion to the dining area, some new windows, a new shed built at the end of 2024. Also, the shingles, siding, some windows, fridge, stove, furnace and hot water tank were redone and replaced 5 years ago. Don't miss this great opportunity to call this your new home!



#### **Essential Information**

MLS® # A2207473 Price \$295,000

Bedrooms 3

Bathrooms 2.00

Full Baths 2

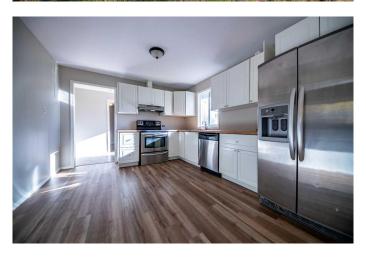
Square Footage 1,300 Acres 10.63 Year Built 1971

Type Residential Sub-Type Detached

Style Acreage with Residence, Bungalow







Status Active

# **Community Information**

Address 81521, 190 Range Road Subdivision Northern Sunrise County

City Nampa

County Northern Sunrise County

Province Alberta
Postal Code T0H 2R0

## **Amenities**

Parking RV Access/Parking

#### Interior

Interior Features Laminate Counters

Appliances Dishwasher, Dryer, Refrigerator, Stove(s), Washer, Portable Dishwasher

Heating Forced Air

Cooling None Basement None

#### **Exterior**

Exterior Features Private Yard

Lot Description Front Yard, Secluded, Treed

Roof Asphalt Shingle

Construction Concrete, Vinyl Siding, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed April 1st, 2025

Days on Market 47
Zoning A

## **Listing Details**

Listing Office Grassroots Realty Group Ltd.

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