

\$249,000 - 644073 Range Road 212, Rural Athabasca County

MLS® #A2225200

\$249,000

3 Bedroom, 2.00 Bathroom, 1,504 sqft
Residential on 9.88 Acres

NONE, Rural Athabasca County, Alberta

If you are looking for quiet, affordable country living, look no further. Located just 15 minutes SE of Athabasca down a quiet country road you have 10 gorgeous, well manicured treed acres with a 1991 - 3 bedroom, 2 bath manufactured home with addition. The interior has been renovated with new flooring, kitchen and 2 bathroom renos. The home shows 10/10. Spacious main living area that combines the kitchen, dining and living room, 2 bedrooms and 4 piece bathroom on one side and huge master bedroom with 4 piece ensuite and walk in closet.. The addition is a large flex room with wood stove. Outside you have 2 storage areas, garden area, a good producing water well, a beautiful yard to relax, and let the kids play. If you are looking for quiet country living and a move in ready home, look no further.

Built in 1991

Essential Information

MLS® #	A2225200
Price	\$249,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,504
Acres	9.88



Year Built	1991
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Single Wide Mobile Home
Status	Active

Community Information

Address	644073 Range Road 212
Subdivision	NONE
City	Rural Athabasca County
County	Athabasca County
Province	Alberta
Postal Code	T9S 1V7

Amenities

Parking	Driveway, Stall, Outside
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Interior

Interior Features	See Remarks, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dryer, Microwave, Refrigerator, Stove(s), Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning Stove
Basement	None

Exterior

Exterior Features	Fire Pit, Private Yard, Storage
Lot Description	Treed, Rolling Slope
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Block

Additional Information

Date Listed	May 26th, 2025
Days on Market	9
Zoning	R1

Listing Details

Listing Office

ROYAL LEPAGE COUNTY REALTY

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