

## **\$725,000 - 4121 Twp Rd 590, Rural Barrhead County**

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MLS® #E4381857

**\$725,000**

3 Bedroom, 2.00 Bathroom, 1,679 sqft

Rural on 79.00 Acres

None, Rural Barrhead County, AB

A most interesting property - 4 mi S and 3.5 W of Barrhead, on pavement. 79 Acres with 68 open for hay or crop. Nice yard site with large fenced dog control site, garden area, 10ft x 24ft chicken shed, 24ft x 52ft pole cattle shed and more. Plus the most interesting buildings are a) a very complimentary house with an excellent floor plan, hardwood and laminate floors, gas fireplace in living room, master bedroom with wheel chair accessible shower ensuite, 2 more bedrooms with central bath, porch and laundry, basement provides - large rumpus room, entertainment room with adjacent bar room, an office/hobby room, large storage areas, large front deck. b) 60ft x 80ft riding arena c) matching combination building with 40ft x 48ft horse barn and 40ft x 32ft work shop.



Built in 1998

### **Essential Information**

MLS® #	E4381857
Price	\$725,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,679
Acres	79.00
Year Built	1998

Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	4121 Twp Rd 590
Area	Rural Barrhead County
Subdivision	None
City	Rural Barrhead County
County	ALBERTA
Province	AB
Postal Code	T7N 1N4

### Amenities

Features	Assisted Living, Bar, Deck, Exercise Room, Hot Water Natural Gas, Vinyl Windows, Walk-up Basement, Workshop, See Remarks
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### Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood
Exterior Features	Fenced, Golf Nearby, Landscaped, Level Land, Schools, Vegetable Garden, See Remarks
Construction	Wood
Foundation	Concrete Perimeter

### Additional Information

Date Listed	April 12th, 2024
Days on Market	383
Zoning	Zone 70

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