

70222A Range Road 71
Grovedale, Alberta

MLS # A1236735



\$659,900

Division:	NONE		
Type:	Residential/House		
Style:	Acreage with Residence, 1 and Half Storey		
Size:	1,995 sq.ft.	Age:	2004 (18 yrs old)
Beds:	3	Baths:	3
Garage:	Driveway, Parking Pad		
Lot Size:	10.00 Acres		
Lot Feat:	See Remarks		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Laminate, Linoleum, Tile	Sewer:	Septic Tank
Roof:	Metal	Condo Fee:	-
Basement:	Full, Partially Finished	LLD:	14-70-7-W6
Exterior:	Log	Zoning:	muni
Foundation:	Poured Concrete	Utilities:	Electricity, Natural Gas
Features:	Jetted Tub		

Inclusions: see remarks

Fabulous view, Beautiful log home on private 10 acres. Fantastic acreage property is adjoining Crown land, on the south banks of the Wapiti River. Property boasts a great size dug out, fire pit area, an amazing 42x60' shop with a bonus lean to that is attached with electricity & gas, as well as an additional large storage shed/lean to. Log home is gorgeous with a lovely wrap around, covered deck on the east & south sides. Great craftsmanship & care have gone into building this home. Open concept main floor with wood burning stove & lots of large windows. Kitchen has corner pantry & large eating bar/ island. Loft style master bedroom overlooks spacious living room. Ensuite is beautiful & features a two-person jetted tub with a large tiled shower. Office/bedroom on the upper level has access to outside deck with amazing panoramic view to the north & west. Full basement has most development finished with 2 bedrooms, a rec room, & beautifully tiled full bath. This is a must-see property & an amazing place to call home!