

# **\$560,000 - 745002 Range Road 51, Rural Grande Prairie No. 1, County of**

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MLS® #A2216318

**\$560,000**

3 Bedroom, 3.00 Bathroom, 1,228 sqft  
Residential on 4.08 Acres

NONE, Rural Grande Prairie No. 1, County of,  
Alberta

This beautifully updated 3 bedroom, 2.5 bathroom home is move-in ready and packed with upgrades. The well pump, hot water tank, pressure tank, washer, and dryer were all replaced in 2023. The tin roof was done just last year, and the toilets and upstairs tub are brand new and have never been used. The kitchen flooring was updated this spring, while the rest of the upstairs flooring was done in 2023. Downstairs features brand new carpet and fresh paint throughout. The home is sparkling clean—please remove shoes during showings as both levels have been recently cleaned.

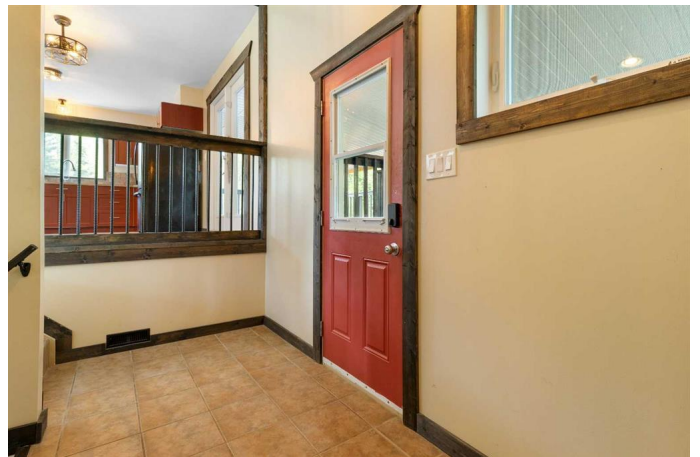
The well is located behind the garage, and the septic system runs along the northeast top portion of the bank by the fencing. Most of the items in the backyard will be removed before possession.

This is a solid, updated acreage with everything already done, including a great shop. Come take a look and see if it's the one for you!

Built in 1978

## **Essential Information**

|        |           |
|--------|-----------|
| MLS® # | A2216318  |
| Price  | \$560,000 |



|                |                                  |
|----------------|----------------------------------|
| Bedrooms       | 3                                |
| Bathrooms      | 3.00                             |
| Full Baths     | 2                                |
| Half Baths     | 1                                |
| Square Footage | 1,228                            |
| Acres          | 4.08                             |
| Year Built     | 1978                             |
| Type           | Residential                      |
| Sub-Type       | Detached                         |
| Style          | Bi-Level, Acreage with Residence |
| Status         | Active                           |

### Community Information

|             |                                       |
|-------------|---------------------------------------|
| Address     | 745002 Range Road 51                  |
| Subdivision | NONE                                  |
| City        | Rural Grande Prairie No. 1, County of |
| County      | Grande Prairie No. 1, County of       |
| Province    | Alberta                               |
| Postal Code | T0H3C0                                |

### Amenities

|              |                        |
|--------------|------------------------|
| Parking      | Double Garage Detached |
| # of Garages | 2                      |

### Interior

|                   |                                      |
|-------------------|--------------------------------------|
| Interior Features | See Remarks                          |
| Appliances        | Refrigerator, Stove(s), Washer/Dryer |
| Heating           | Forced Air                           |
| Cooling           | None                                 |
| Has Basement      | Yes                                  |
| Basement          | Finished, Full                       |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | None            |
| Lot Description   | Treed           |
| Roof              | Metal           |
| Construction      | Vinyl Siding    |
| Foundation        | Poured Concrete |

### Additional Information

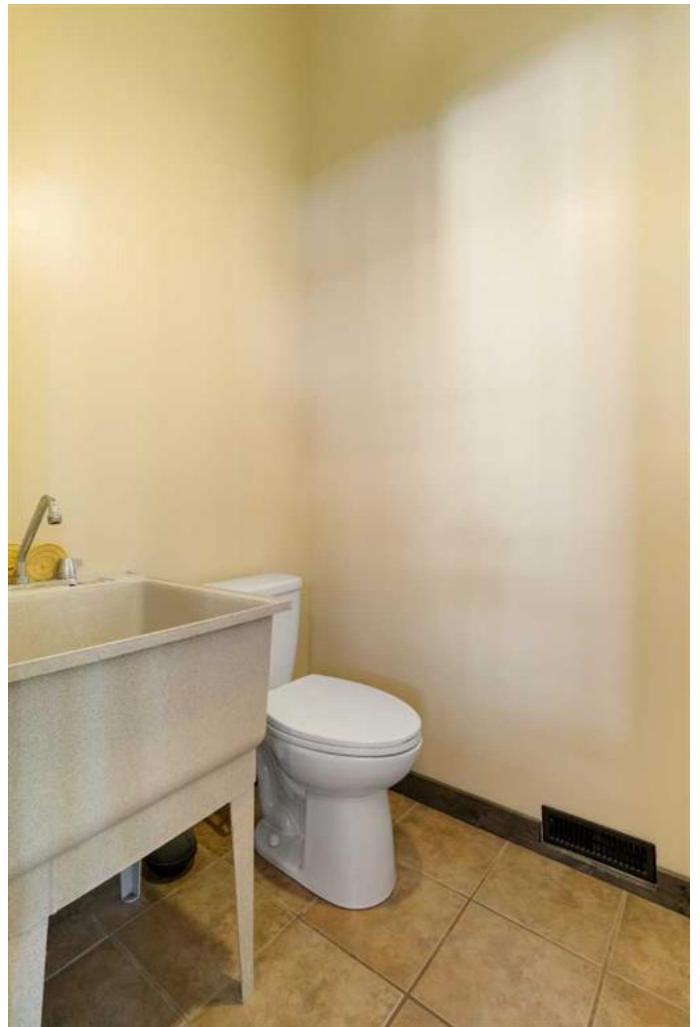
Date Listed May 15th, 2025

Days on Market 18

Zoning CR-5

### **Listing Details**

Listing Office KIC Realty



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