

# \$169,900 - 122040 Township Road 734, Hythe

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MLS® #A2259974

**\$169,900**

1 Bedroom, 1.00 Bathroom, 384 sqft

Residential on 9.88 Acres

NONE, Hythe, Alberta

If "OFF GRID" is the lifestyle you are searching for, Look no further, this acreage has all the boxes checked off. You get the state of the art self tracking solar system that follows the sun across it's East to West pattern, then at the end of the day it goes back to the East waiting for the next day and it stands straight up and down to keep any snow from accumulating over night. There is a 8 x 10 propane heated shed that houses the 8-12 volt batteries and solar system equipment, it also houses the Kubota 8.5 KVA diesel backup generator system, water cooled, low 1800 RPM, full auto gen start with a gateway to have a full viewing and operations on your PC or Laptop, it helps keep your batteries charged when needed, the 60 amp 120/240 volt system has the power to run a welder, electric fence, and power for the home. The water system operates with 2- 270 gallon water cisterns and is kept warm by a propane heater under the home. You also get a 20 x 40 x 16 high tarp work shop or garage. Outside you get 9.88 acres that is fenced and cross fenced with 3 pasture areas, you also get a 10 foot deep, 16 x 30 dugout for watering the garden and livestock. The yard was just newly gravelled. The home comes with a permitted 2 stage septic system with a pump out. Call today for your private viewing before this one slips away on you.

Built in 2022



**Essential Information**

|                |                             |
|----------------|-----------------------------|
| MLS® #         | A2259974                    |
| Price          | \$169,900                   |
| Bedrooms       | 1                           |
| Bathrooms      | 1.00                        |
| Full Baths     | 1                           |
| Square Footage | 384                         |
| Acres          | 9.88                        |
| Year Built     | 2022                        |
| Type           | Residential                 |
| Sub-Type       | Detached                    |
| Style          | Acreage with Residence, Bur |
| Status         | Active                      |



**Community Information**

|             |                              |
|-------------|------------------------------|
| Address     | 122040 Township Road 734     |
| Subdivision | NONE                         |
| City        | Hythe                        |
| County      | Grande Prairie No. 1, County |
| Province    | Alberta                      |
| Postal Code | T0H 2C0                      |

**Amenities**

|              |                        |
|--------------|------------------------|
| Parking      | Double Garage Detached |
| # of Garages | 4                      |

**Interior**

|                   |                              |
|-------------------|------------------------------|
| Interior Features | No Smoking Home              |
| Appliances        | Dishwasher, Refrigerator, Wa |
| Heating           | Propane, Space Heater        |
| Cooling           | None                         |
| Basement          | None                         |

**Exterior**

|                   |                              |
|-------------------|------------------------------|
| Exterior Features | Garden                       |
| Lot Description   | Front Yard, Garden, Landscap |
| Roof              | Metal                        |
| Construction      | Vinyl Siding, Wood Frame     |
| Foundation        | Piling(s)                    |



**Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 24th, 2025 |
| Days on Market | 16                   |
| Zoning         | CR-5                 |

**Listing Details**

|                |                       |
|----------------|-----------------------|
| Listing Office | All Peace Realty Ltd. |
|----------------|-----------------------|

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