

# \$375,000 - 162078 Rr 31-3, Rural Starland County

MLS® #A2186915

## \$375,000

2 Bedroom, 2.00 Bathroom, 1,334 sqft  
Residential on 13.02 Acres

NONE, Rural Starland County, Alberta

Peaceful country living on this 13 acre parcel. Older home with some upgrades 2 bed 2 bath with large country kitchen. Jet tub in one bath and a shower in the other. Large 32'x32' heater garage/workshop for your hobbies and large 40'x60' quonset for your storage needs. Property also has large garden area and chicken coop. Well treed to the west to block wind and sun with decks off the west and north east of the house. Main floor laundry and new flooring in kitchen laundry and bath. Many of the windows have been upgraded to vinyl as well as the 2 patio doors. Wood burning fireplace in family room to help take that winter chill off with a gas igniter for easy starts. Call your agent to view this affordable rural property.

Built in 1939

### Essential Information

MLS® #	A2186915
Price	\$375,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,334
Acres	13.02
Year Built	1939
Type	Residential
Sub-Type	Detached



Style	1 and Half Storey, Acreage with Residence
Status	Active

### Community Information

Address	162078 Rr 31-3
Subdivision	NONE
City	Rural Starland County
County	Starland County
Province	Alberta
Postal Code	T0J 0T0

### Amenities

Parking	Double Garage Detached, Heated Garage, Off Street, Driveway
# of Garages	6

### Interior

Interior Features	Breakfast Bar, Jetted Tub
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Mantle, Wood Burning, Gas Starter, Glass Doors
Has Basement	Yes
Basement	Crawl Space, Partial

### Exterior

Exterior Features	Private Yard, Storage
Lot Description	Garden, No Neighbours Behind, Pasture, Treed
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	January 9th, 2025
Days on Market	100
Zoning	CR

### Listing Details

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