

# \$174,900 - 11202 512 Township, Rural Minburn No. 27, County of

MLS® #A2210224

**\$174,900**

3 Bedroom, 1.00 Bathroom, 1,050 sqft  
Residential on 10.40 Acres

NONE, Rural Minburn No. 27, County of, Alberta

Your Country Escape Awaits â€” 10.4 Acres Near Innisfree. Embrace the peace and beauty of country living with this scenic 10.4-acre property just north of the Village of Innisfree. This charming acreage is full of potential and comes fully serviced with power, natural gas, water, and sewer already in place â€” a rare find and a huge head start for your rural dreams. The property features a comfortable, move-in-ready 3-bedroom mobile home with a cozy wood-burning fireplace in the living room and a spacious eat-in kitchen â€” perfect for family gatherings or quiet evenings in. The yard site offers a blank canvas for creating your ideal hobby farm, establishing a large garden, or building your dream country retreat, this property offers endless possibilities. Located minutes from Innisfree, youâ€™ll enjoy small-town amenities including a Kâ€™12 school, gas station/convenience store, postal services, and banking. Plus, youâ€™re a short drive to larger centers like Vegreville, Vermilion, and Edmonton. Don't miss this opportunity to invest in your future with a slice of Alberta countryside.

Built in 1982

## Essential Information



MLS® #	A2210224
Price	\$174,900
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,050
Acres	10.40
Year Built	1982
Type	Residential
Sub-Type	Detached
Style	Single Wide Mobile Home, Acreage with Residence
Status	Active

### **Community Information**

Address	11202 512 Township
Subdivision	NONE
City	Rural Minburn No. 27, County of
County	Minburn No. 27, County of
Province	Alberta
Postal Code	T0B 2G0

### **Amenities**

Utilities	Natural Gas Connected
Parking	Off Street

### **Interior**

Interior Features	Pantry, Ceiling Fan(s)
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Wood Burning
Basement	None

### **Exterior**

Exterior Features	None
Lot Description	Many Trees, Native Plants, Seasonal Water, Yard Lights
Roof	Shingle

Construction	Metal Siding, Mixed
Foundation	Block

**Additional Information**

Date Listed	April 9th, 2025
Days on Market	31
Zoning	A

**Listing Details**

Listing Office	RE/MAX PRAIRIE REALTY
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