

## \$250,000 - 60213 Rr 261, Rural Westlock County

MLS® #E4438256

**\$250,000**

3 Bedroom, 2.00 Bathroom, 1,520 sqft

Rural on 4.99 Acres

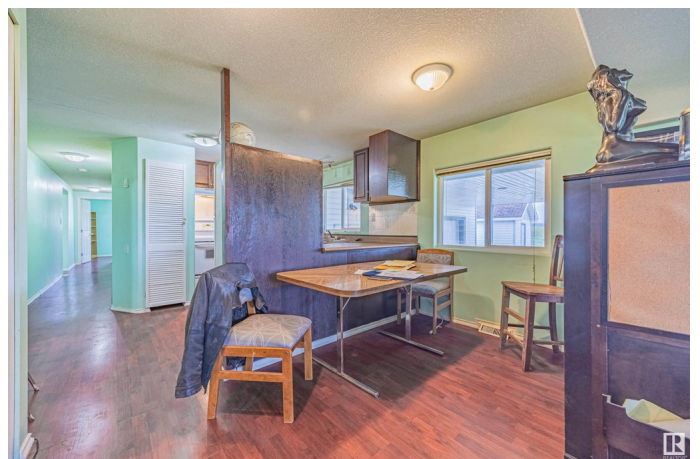
None, Rural Westlock County, AB

You will absolutely love the peace and serenity that country living brings and the best part is that you are less than 10 mins from Westlock. With over 1500 sq ft this 3 bedroom home is an open concept home with a spacious living and dining area. Large primary has ensuite and access to back deck. The attached 24' x 28' garage is heated plus there is a 28' x 36' carport. The well was drilled in 2010. There is a "campsite" area that has access to water & power. Also a hydrant & trailer/motorhome dump. Power is underground. Carport is on 16" x 16" concrete pillars that are 5' deep. Garage sits on 5' concrete footing with w/concrete pilings beneath.

Built in 2010

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4438256               |
| Price          | \$250,000              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,520                  |
| Acres          | 4.99                   |
| Year Built     | 2010                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |



|        |          |
|--------|----------|
| Style  | Bungalow |
| Status | Active   |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 60213 Rr 261          |
| Area        | Rural Westlock County |
| Subdivision | None                  |
| City        | Rural Westlock County |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T0G 0P0               |

### Amenities

|          |                               |
|----------|-------------------------------|
| Features | No Animal Home, Parking-Extra |
|----------|-------------------------------|

### Interior

|                   |                       |
|-------------------|-----------------------|
| Interior Features | ensuite bathroom      |
| Heating           | Forced Air-1, Propane |
| Stories           | 1                     |
| Has Basement      | Yes                   |
| Basement          | None, No Basement     |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | See Remarks   |
| Exterior Features | Airport Nearby, Flat Site, Landscaped, Schools, Shopping Nearby |
| Construction      | See Remarks   |
| Foundation        | See Remarks   |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 23rd, 2025 |
| Days on Market | 25             |
| Zoning         | Zone 70        |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 16th, 2025 at 10:02pm MDT