

## \$425,000 - 48127 Rr 162, Rural Beaver County

MLS® #E4441182

**\$425,000**

3 Bedroom, 1.00 Bathroom, 1,401 sqft

Rural on 26.11 Acres

None, Rural Beaver County, AB

Perfect size for that Hobby Farm! This 26.11 acre property has everything you need from a 3 bedroom, 1 bathroom, well maintained home to the double detached garage and large barn for the animals. The main floor is bright and open with 2 bedrooms, a 4 piece Jack and Jill bathroom, large kitchen/diningroom and an office/sunroom. The upstairs loft area has a large bedroom and a sitting room. The full basement is unfinished with a workroom, plenty of room for a 4th bedroom and a rumpus room with wood burning stove. Many upgrades over the years include windows (2012) Hot water tank (2020), Laminate flooring, and tin roof (2007). The oversized double detached garage has 3 doors and openers. Additional outbuildings include a large heated shop and large barn - also with tin roof - cattle shelters, a large dugout and is fenced and crossfenced.

Built in 1940

### Essential Information

MLS® #	E4441182
Price	\$425,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,401



Acres	26.11
Year Built	1940
Type	Rural
Sub-Type	Detached Single Family
Style	1 and Half Storey
Status	Active

### **Community Information**

Address	48127 Rr 162
Area	Rural Beaver County
Subdivision	None
City	Rural Beaver County
County	ALBERTA
Province	AB
Postal Code	T0B 2C0

### **Amenities**

Features	Deck, Fire Pit, No Smoking Home
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### **Interior**

Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood
Exterior Features	Cross Fenced, Fenced, Landscaped, Private Setting, Treed Lot
Construction	Wood
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	June 6th, 2025
Days on Market	10
Zoning	Zone 80

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Listing information last updated on June 16th, 2025 at 10:32am MDT