

# \$429,000 - 21164 812 Township, Rural Northern Sunrise County

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MLS® #A2243730

**\$429,000**

5 Bedroom, 2.00 Bathroom, 1,345 sqft  
Residential on 9.90 Acres

Northern Sunrise County, Rural Northern Sunrise County, Alberta

A little country living on 9.9 acres not far from Peace River. Located in Northern Sunrise County south of Nampa on Township Road 812 this 4 bedroom 2 bathroom home with an open floor plan. Large Living room and a full basement. Attached to the home is a large double garage and a stamped concert pad with RV parking. Also included with this large acreage is a 32' X 48' Heated Shop with double doors and 10' high ceilings. An old shop and two outside sheds complete the yard. It is not very often that an acreage with this much to offer comes on the market so call today this maybe just what you have been waiting for.!!!

Built in 1974

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2243730    |
| Price          | \$429,000   |
| Bedrooms       | 5           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,345       |
| Acres          | 9.90        |
| Year Built     | 1974        |
| Type           | Residential |
| Sub-Type       | Detached    |



|        |                                  |
|--------|----------------------------------|
| Style  | Acreage with Residence, Bungalow |
| Status | Active                           |

### Community Information

|             |                               |
|-------------|-------------------------------|
| Address     | 21164 812 Township            |
| Subdivision | Northern Sunrise County       |
| City        | Rural Northern Sunrise County |
| County      | Northern Sunrise County       |
| Province    | Alberta                       |
| Postal Code | T0H2R0                        |

### Amenities

|              |                                                         |
|--------------|---------------------------------------------------------|
| Utilities    | Water Connected, Electricity Paid For, Natural Gas Paid |
| Parking      | Double Garage Attached, Quad or More Detached           |
| # of Garages | 6                                                       |

### Interior

|                   |                                               |
|-------------------|-----------------------------------------------|
| Interior Features | Kitchen Island, Open Floorplan, Vinyl Windows |
| Appliances        | Electric Stove, Refrigerator                  |
| Heating           | Forced Air, Natural Gas                       |
| Cooling           | None                                          |
| Fireplace         | Yes                                           |
| # of Fireplaces   | 1                                             |
| Fireplaces        | Wood Burning Stove                            |
| Has Basement      | Yes                                           |
| Basement          | Full, Partially Finished                      |

### Exterior

|                   |                                                                           |
|-------------------|---------------------------------------------------------------------------|
| Exterior Features | Garden, Private Entrance, Private Yard, Storage                           |
| Lot Description   | Back Yard, Front Yard, Landscaped, Lawn, Many Trees, Brush, Native Plants |
| Roof              | Asphalt Shingle                                                           |
| Construction      | Vinyl Siding, Wood Frame                                                  |
| Foundation        | Poured Concrete                                                           |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 27th, 2025 |
| Days on Market | 4               |
| Zoning         | agri            |

**Listing Details**

Listing Office                  Royal LePage Valley Realty

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