

# **\$335,000 - 32 59027 Range Road 232, Rural Thorhild County**

MLS® #E4418104

**\$335,000**

3 Bedroom, 2.00 Bathroom, 1,360 sqft  
Rural on 2.45 Acres

Northbrook, Rural Thorhild County, AB

For more information, please click on "View Listing on Realtor Website". Motivated Sellers!!! Beautifully landscaped, treed, 2.45 acre lot in the quiet and peaceful Northbrook Estate, just minutes from Halfmoon Lake Campground. Reserved land south (back) and west of property. Trail leading to creek, perfect for fishing, boating and relaxing. This home has 1360 sq ft living space with 3 bedrooms, 2 full bathrooms. Primary Bedroom has a spacious full bathroom and walk-in closet. There is also a bonus room/den currently being used for a family room but could easily be converted to a 4th bedroom. Second owners for this house, they have done many upgrades within the last 3 years including landscaping, roof, solar system, well, septic field, carpet, countertops, appliances, water filters... Wood storage is packed with enough wood for winter, harvested right from the backyard. Organic garden produces healthy vegetables and fruits. Saskatoon berry bush and small strawberry patch.

Built in 2001

## **Essential Information**

MLS® #	E4418104
Price	\$335,000



Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,360
Acres	2.45
Year Built	2001
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	32 59027 Range Road 232
Area	Rural Thorhild County
Subdivision	Northbrook
City	Rural Thorhild County
County	ALBERTA
Province	AB
Postal Code	T0A 3J0

### Amenities

Features	Air Conditioner, Crawl Space, Deck, Detectors Smoke, Fire Pit, Hot Water Natural Gas, No Animal Home, No Smoking Home, Parking-Extra
Parking Spaces	10

### Interior

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

### Exterior

Exterior	Modular
Exterior Features	Boating, Creek, Cul-De-Sac, Fenced, Fruit Trees/Shrubs, Landscaped, Park/Reserve, Picnic Area, Playground Nearby, Private Fishing, Public Swimming Pool, Shopping Nearby, Ski Hill Nearby, Sloping Lot, Vegetable Garden

Construction	Modular
Foundation	Piling

**Additional Information**

Date Listed	November 27th, 2024
Days on Market	156
Zoning	Zone 60

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Listing information last updated on May 2nd, 2025 at 6:17pm MDT