

# \$410,000 - 9, 845011 Range Road 222, Rural Northern Lights, County of

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MLS® #A2254083

**\$410,000**

3 Bedroom, 2.00 Bathroom, 1,620 sqft  
Residential on 8.01 Acres

NONE, Rural Northern Lights, County of, Alberta

If you've been searching for a private retreat with the perfect balance of country charm and convenience, this acreage is it. Nestled on just over 8 acres of beautifully landscaped and treed land, this serene property offers the quiet lifestyle you've been dreaming of while still being only a short drive to the amenities of Peace River. The 1,620 sq ft home features a light-filled and open floorplan with 3 spacious bedrooms and 2 full bathrooms. Neat, tidy, and well-maintained, the layout offers room for everyone while providing a warm and welcoming atmosphere. Move-in ready, you can settle in and immediately enjoy the peace and tranquility this property provides. Outside, the property shines with plenty of space to make it your own. A 16x28 shop/garage provides storage and workspace, while a large garden is ready for your green thumb. Mature trees add beauty and privacy, and there's ample room to roam, play, or even expand with additional outbuildings if you wish. Close to town yet far enough away to feel truly private—this acreage is the best of both worlds.

Built in 2015

## Essential Information



|                |                                  |
|----------------|----------------------------------|
| MLS® #         | A2254083                         |
| Price          | \$410,000                        |
| Bedrooms       | 3                                |
| Bathrooms      | 2.00                             |
| Full Baths     | 2                                |
| Square Footage | 1,620                            |
| Acres          | 8.01                             |
| Year Built     | 2015                             |
| Type           | Residential                      |
| Sub-Type       | Detached                         |
| Style          | Acreage with Residence, Bungalow |
| Status         | Active                           |

### Community Information

|             |                                  |
|-------------|----------------------------------|
| Address     | 9, 845011 Range Road 222         |
| Subdivision | NONE                             |
| City        | Rural Northern Lights, County of |
| County      | Northern Lights, County of       |
| Province    | Alberta                          |
| Postal Code | T8S 1R8                          |

### Amenities

|         |             |
|---------|-------------|
| Parking | Parking Pad |
|---------|-------------|

### Interior

|                   |                                                                                                                         |
|-------------------|-------------------------------------------------------------------------------------------------------------------------|
| Interior Features | High Ceilings, Laminate Counters, Open Floorplan, Pantry, Storage, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Electric Stove, Refrigerator, Washer                                                                 |
| Heating           | Forced Air, Natural Gas                                                                                                 |
| Cooling           | None                                                                                                                    |
| Fireplace         | Yes                                                                                                                     |
| # of Fireplaces   | 1                                                                                                                       |
| Fireplaces        | Electric                                                                                                                |
| Basement          | None                                                                                                                    |

### Exterior

|                   |                                                                                                                     |
|-------------------|---------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Fire Pit, Garden, Private Yard, Storage                                                                             |
| Lot Description   | Back Yard, Backs on to Park/Green Space, Front Yard, Garden, Landscaped, Lawn, Level, Many Trees, Private, Secluded |

|              |                          |
|--------------|--------------------------|
| Roof         | Asphalt Shingle          |
| Construction | Vinyl Siding, Wood Frame |
| Foundation   | Piling(s)                |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | September 4th, 2025 |
| Days on Market | 14                  |
| Zoning         | CR                  |

### **Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | RE/MAX Northern Realty |
|----------------|------------------------|

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