

**NE-26-73-11-W6 .
Hythe, Alberta****MLS # A2250597****\$249,900**

Division:	NONE	
Type:	Residential/House	
Style:	Acreage with Residence, Bungalow	
Size:	1,040 sq.ft.	Age: 1964 (62 yrs old)
Beds:	3	Baths: 1
Garage:	Driveway, Parking Pad	
Lot Size:	13.00 Acres	
Lot Feat:	Few Trees	

Heating:	Forced Air	Water:	Well
Floors:	Linoleum	Sewer:	None
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Stucco, Wood Siding	Zoning:	CR-5
Foundation:	Poured Concrete	Utilities:	Natural Gas Connected
Features:	See Remarks		
Inclusions:	N/A		

13+- Acre farmstead on pavement, 1 mile North of Hythe. 1040 sq ft, 3-bedroom home that needs a lot of work. Foundation and framing look good. Numerous outbuildings that you could recycle barnwood from. Good drainage, good location, water well, and gas, but it needs a new septic system. Property is offered as is.