

**32384 HWY 16  
Rural, Saskatchewan**

**MLS # A2259400**

**\$277,900**



|                  |  |                               |
|------------------|--|-------------------------------|
| <b>Division:</b> | NONE   |                               |
| <b>Type:</b>     | Residential/Manufactured House                         |                               |
| <b>Style:</b>    | Acreage with Residence, Mobile Home-Single Wide        |                               |
| <b>Size:</b>     | 1,536 sq.ft.   | <b>Age:</b> 1993 (33 yrs old) |
| <b>Beds:</b>     | 4  | <b>Baths:</b> 2               |
| <b>Garage:</b>   | Double Garage Detached                                 |                               |
| <b>Lot Size:</b> | 11.30 Acres  |                               |
| <b>Lot Feat:</b> | Brush, Landscaped, Lawn, Pasture, Private, Yard Lights |                               |

|                    |                          |                   |             |
|--------------------|--------------------------|-------------------|-------------|
| <b>Heating:</b>    | Forced Air, Propane      | <b>Water:</b>     | -           |
| <b>Floors:</b>     | Laminate                 | <b>Sewer:</b>     | -           |
| <b>Roof:</b>       | Asphalt Shingle          | <b>Condo Fee:</b> | -           |
| <b>Basement:</b>   | None                     | <b>LLD:</b>       | 33-47-24-W3 |
| <b>Exterior:</b>   | Vinyl Siding, Wood Frame | <b>Zoning:</b>    | AG/RES      |
| <b>Foundation:</b> | Other                    | <b>Utilities:</b> | -           |
| <b>Features:</b>   | Kitchen Island           |                   |             |
| <b>Inclusions:</b> | none                     |                   |             |

Seeking private yard with 11 acres and a 1500 sq ft mobile here it is this yard has beautiful mature trees has a detached garage about 24x37 there is a dugout in the yard this mobile home has 4 bedrooms and 2 bathrooms large kitchen and living room heated with propane the tank is rented for around 250.00 yearly This property is located right off highway 16 just east of Waseca come and have a look