

# \$950,000 - 112001b Hays Road E, Rural Taber, M.D. of

MLS® #A2191543

**\$950,000**

3 Bedroom, 2.00 Bathroom, 2,265 sqft

Residential on 3.50 Acres

NONE, Rural Taber, M.D. of, Alberta

Check out this property! This acreage is situated right on the old man river! This is truly a place of privacy and tranquility. Featuring 4 beds, 1.5 bathrooms, a bunkhouse, shed, and shop, and ample opportunity for fishing, floating, large gatherings and hunting, this place is ideal for those looking to escape the city. Some recent updates include the hot water tank, the roof is 12 years old, there is central A/C, the furnace is 12 years old, and the views are absolutely stunning! Contact your favorite REALTOR® to book a showing.

Built in 2008

## Essential Information

|                |                                  |
|----------------|----------------------------------|
| MLS® #         | A2191543                         |
| Price          | \$950,000                        |
| Bedrooms       | 3                                |
| Bathrooms      | 2.00                             |
| Full Baths     | 2                                |
| Square Footage | 2,265                            |
| Acres          | 3.50                             |
| Year Built     | 2008                             |
| Type           | Residential                      |
| Sub-Type       | Detached                         |
| Style          | Acreage with Residence, Bungalow |
| Status         | Active                           |

## Community Information

Address 112001b Hays Road E



|             |                      |
|-------------|----------------------|
| Subdivision | NONE                 |
| City        | Rural Taber, M.D. of |
| County      | Taber, M.D. of       |
| Province    | Alberta              |
| Postal Code | T0K0Z0               |

### Amenities

|         |            |
|---------|------------|
| Parking | Off Street |
|---------|------------|

### Interior

|                   |                                         |
|-------------------|-----------------------------------------|
| Interior Features | Jetted Tub, Open Floorplan, Soaking Tub |
| Appliances        | Dishwasher, Refrigerator, Stove(s)      |
| Heating           | Forced Air                              |
| Cooling           | Central Air                             |
| Fireplace         | Yes                                     |
| # of Fireplaces   | 1                                       |
| Fireplaces        | Gas                                     |
| Basement          | None                                    |

### Exterior

|                   |                                                                                |
|-------------------|--------------------------------------------------------------------------------|
| Exterior Features | Other, Private Yard, Storage                                                   |
| Lot Description   | Creek/River/Stream/Pond, Lawn, Many Trees, Native Plants, Private, See Remarks |
| Roof              | Asphalt Shingle                                                                |
| Construction      | Vinyl Siding                                                                   |
| Foundation        | Poured Concrete, Slab                                                          |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 23rd, 2025 |
| Days on Market | 138            |
| Zoning         | Rural          |

### Listing Details

|                |                  |
|----------------|------------------|
| Listing Office | 2 PERCENT REALTY |
|----------------|------------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.