

# \$319,900 - #17 Silver Willow Estates, Rural Vermilion River, County of

---

MLS® #A2178909

**\$319,900**

4 Bedroom, 3.00 Bathroom, 1,300 sqft  
Residential on 3.77 Acres

Silver Willow Estates (NW), Rural Vermilion River, County of, Alberta

**\*BUNGALOW ON 3.77 ACRES WITH WALK-OUT BASEMENT!\***

**\*Nature's Paradise Awaits!\***

Experience the ultimate in rural tranquility and breathtaking views in this 4-bedroom, 3-bathroom bungalow, nestled on 3.77 acres  
- 4 spacious bedrooms, perfect for family or guests

- well is shared water cost is \$175 a month  
- Expansive double garage for vehicle enthusiasts

- Walk-out basement

- Breathtaking views

- Serene 3.77-acre setting

- Abundant natural light and stunning sunsets

**\*Walk-Out Basement Highlights:\***

- Perfect for home office, gym, or hobby space

- Endless possibilities for customization

**\*Perfect for:\***

- Families seeking space and tranquility

- Nature enthusiasts and outdoor lovers

- Those seeking a peaceful retreat from city life

**\*Don't miss this incredible opportunity!**



Built in 1997

## Essential Information

MLS® # A2178909

Price \$319,900

Bedrooms 4

Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,300
Acres	3.77
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

### Community Information

Address	#17 Silver Willow Estates
Subdivision	Silver Willow Estates (NW)
City	Rural Vermilion River, County of
County	Vermilion River, County of
Province	Alberta
Postal Code	T0B 4G0

### Amenities

Parking	Double Garage Attached, Gravel Driveway
# of Garages	2

### Interior

Interior Features	Ceiling Fan(s), Vaulted Ceiling(s)
Appliances	Dishwasher, Refrigerator, Washer/Dryer, Window Coverings, Stove(s)
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Walk-Out

### Exterior

Exterior Features	Fire Pit
Lot Description	Back Yard, Front Yard, Landscaped, Backs on to Park/Green Space, Brush
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Wood

### Additional Information

Date Listed	November 13th, 2024
Days on Market	224
Zoning	County/res

**Listing Details**

Listing Office	eXp Realty (Lloyd)
----------------	--------------------

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.