

# \$249,900 - 291 Hwy 13, Rural Wetaskiwin County

MLS® #E4456044

## \$249,900

3 Bedroom, 1.00 Bathroom, 1,115 sqft  
Rural on 0.47 Acres

None, Rural Wetaskiwin County, AB

Just under half an acre, this property offers plenty of space with a fully fenced backyard. The 3-bedroom home features new flooring, fresh paint, and newer windows throughout, creating a bright and welcoming feel. Practical updates include upgraded electrical, a new hot water tank, and a new pressure tank, giving peace of mind for years to come. The unfinished basement provides excellent potential to customize to your needs—whether extra living space, storage, or a recreation area. Located within walking distance to schools, this home blends convenience with a large lot and modern improvements, making it a great choice for families or those seeking room to grow.

Built in 1964

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4456044  |
| Price          | \$249,900 |
| Bedrooms       | 3         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 1,115     |
| Acres          | 0.47      |
| Year Built     | 1964      |
| Type           | Rural     |



|          |                        |
|----------|------------------------|
| Sub-Type | Detached Single Family |
| Style    | Bungalow               |
| Status   | Active                 |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 291 Hwy 13              |
| Area        | Rural Wetaskiwin County |
| Subdivision | None                    |
| City        | Rural Wetaskiwin County |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T0C 1H0                 |

### Amenities

|          |                                                                                              |
|----------|----------------------------------------------------------------------------------------------|
| Features | Off Street Parking, Detectors Smoke, Fire Pit, R.V. Storage, Storage-In-Suite, Vinyl Windows |
|----------|----------------------------------------------------------------------------------------------|

### Interior

|              |                           |
|--------------|---------------------------|
| Heating      | Forced Air-1, Natural Gas |
| Stories      | 1                         |
| Has Basement | Yes                       |
| Basement     | Full, Unfinished          |

### Exterior

|                   |                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood                                                                                                              |
| Exterior Features | Fenced, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Playground Nearby, Private Setting, Schools, Shopping Nearby |
| Construction      | Wood                                                                                                              |
| Foundation        | Concrete Perimeter                                                                                                |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 4th, 2025 |
| Days on Market | 14                  |
| Zoning         | Zone 90             |

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Listing information last updated on September 18th, 2025 at 3:17am MDT