

# \$240,000 - 121 Greenshields Road, Greenshields

MLS® #A2196371

**\$240,000**

2 Bedroom, 1.00 Bathroom, 1,044 sqft  
Residential on 0.71 Acres

NONE, Greenshields, Alberta

Charming Two Bedroom Bungalow in the Hamlet of Greenshields – Perfect for Country Living! Welcome to your very own slice of country paradise! Nestled in the quiet and friendly hamlet of Greenshields, this charming two bedroom, one bathroom bungalow is the perfect place to call home. Just a short ten minute drive from Wainwright, you can enjoy the tranquility of rural living without sacrificing convenience. With 1044 sq. ft. of cozy, well-maintained space, this home boasts a delightful country cottage style that blends warmth, charm, and functionality. The home features a large front window that invites natural light to flood the living room, showcasing beautiful views of the lush, tree-filled yard that surrounds the property. The picturesque setting, with its abundant greenery, creates a serene atmosphere that feels like a peaceful retreat. At the center of the home is its charming yellow brick stack, which adds a cheerful, bright element to the living area. The warm, inviting atmosphere is perfect for creating lasting memories with family and friends. The large mudroom and main floor laundry provide convenience and functionality, making everyday life a breeze. You'll love the spacious two car garage that offers plenty of room for vehicles and additional storage. The expansive, tree-filled yard is a true highlight, offering endless possibilities for outdoor activities, gardening, or simply relaxing in nature. The home is located in a welcoming, community-oriented



neighborhood with access to community water and sewerâ€”no need to worry about maintaining a well or septic system! Enjoy the added benefit of community garbage bins and a playground, making it ideal for families or those who enjoy a close-knit community vibe. The shingles were replaced just last year, so you can rest easy knowing that the home is in great shape. The partially finished basement provides extra interior storage space while there are three outdoor storage sheds as well. This delightful bungalow is the perfect opportunity for buyers looking to add their personal touch and make a house their own. Don't miss out on this charming, country cottage with the potential to be the perfect home for years to come. Book your showing today and start envisioning your future in Greenshields!

Built in 1947

### **Essential Information**

MLS® #	A2196371
Price	\$240,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,044
Acres	0.71
Year Built	1947
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

### **Community Information**

Address	121 Greenshields Road
Subdivision	NONE
City	Greenshields

County	Wainwright No. 61, M.D. of
Province	Alberta
Postal Code	T9W 1T2

### **Amenities**

Parking Spaces	6
Parking	Double Garage Detached
# of Garages	2

### **Interior**

Interior Features	Laminate Counters
Appliances	Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Partial, Partially Finished

### **Exterior**

Exterior Features	Dog Run, Storage
Lot Description	Back Yard, Front Yard, Many Trees
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	February 21st, 2025
Days on Market	20
Zoning	UG

### **Listing Details**

Listing Office	COLDWELLBANKER HOMETOWN REALTY
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