

\$675,000 - 172010 Rr 140, Rural Newell, County Of

MLS® #A2242341

\$675,000

5 Bedroom, 2.00 Bathroom, 1,987 sqft
Single Family on 3.62 Acres

N/A, Rural Newell, County Of, Alberta

3.62 acres with beautiful home, large shop and exceptional gardens! This secluded countryside property has it all!! There are so many incredible features here, it's hard to know where to begin! The sprawling home features just shy of 2000 square feet of finished living space on the main floor! WOW! Built in 1988, this bungalow has received impressive upgrades. Vinyl plank floors throughout, stainless steel appliances, granite countertops, new windows and fresh, neutral paint and trim. A large, open living and kitchen space allows room for any size of family and leaves plenty of room for guests to feel right at home. Just off of the dining room is the most incredible family room for ultimate relaxation. Surrounded by large windows, enjoy the peaceful prairie views while you cuddle up for movie night. With 3 large bedrooms upstairs, including the primary with walk-in closet, you can keep the little ones close by (or send the teenagers downstairs to bedrooms 4 & 5). Rounding off the main floor tour is an XL laundry room as well as the main bathroom. The basement (with an additional 1976 sq ft) is partially finished and features a huge open area that would make a great rec/family room. Down the hall is a large storage room, 2 bedrooms, utility room and full bathroom featuring the ultimate "Hot Tub Time Machine". Aside from the valuable interior updates, the outside of this home has also received new siding, doors, layered composite decks, railings and a metal roof.



This house assures great efficiency with 6â€• walls, central air conditioning and triple pane windows. The yard boasts years and years of thoughtful gardening, with the most beautiful perennials weaving throughout towering trees, smaller fruit bearing varieties and shrubs. A 40x80 heated shop adorns the northern side of the acreage and features a large overhead door, concrete floor, 2 office spaces and a bathroom. The shop has its own water delivery from the dugout as well as a septic tank and field. Nestled i n the heart of Southern Alberta, this home is close to Tilley and Rolling Hills, a mile west of HWY 875 and 15 minutes from Brooks. Itâ€™s time to get moving to the country! *Newell Regional Water in place just outside of cistern and ready to be connected. (id:6289)

Built in 1988

Essential Information

Listing #	A2242341
Price	\$675,000
Bedrooms	5
Bathrooms	2.00
Square Footage	1,987
Acres	3.62
Year Built	1988
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	172010 Rr 140
Subdivision	N/A
City	Rural Newell, County Of
Province	Alberta
Postal Code	T0J3K0

Amenities

Features	Other, PVC window, No neighbours behind, French door, Closet Organizers, No Smoking Home
Parking	Gravel, Other
View	View

Interior

Appliances	Refrigerator, Dishwasher, Stove, Microwave, Window Coverings, Garage door opener, Washer & Dryer
Heating	Natural gas Forced air
Cooling	Central air conditioning
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Vinyl siding
Exterior Features	Fruit trees, Landscaped, Lawn
Foundation	Wood

Listing Details

Listing Office	Real Estate Centre
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Listing information last updated on October 14th, 2025 at 11:31pm PDT