

\$889,000 - 36258 Range Road 275, Rural Red Deer County

MLS® #A2249173

\$889,000

5 Bedroom, 4.00 Bathroom,
Agriculture on 29.44 Acres

N/A, Rural Red Deer County, Alberta

Whatâ€™s better than one house on a property? Two houses AND two double garages! And all located on 29.44 acres in a prime location! Enjoy easy access to Highway 2, Innisfail, and Penhold, or an easy, short drive to the south end of Red Deer making commutes for work easy! House #1 is a 3-level split offering just over 1,600 sq. ft. above grade with a very unique layout. The grade-level entry opens to a bright living room and a convenient 2-piece powder room-perfect for washing up after working outdoors. A few steps up youâ€™ll find the kitchen, dining, and sitting area with newer vinyl plank flooring and lots of cabinet space. Another short staircase leads to three generous bedrooms, including the primary, and a 4-piece bath. The undeveloped basement provides plenty of storage or the opportunity to create your own design that meets your needs. A double attached garage completes this package. House #2 is a recently renovated 3 bedroom bungalow (with the possibility of a 4th) featuring so many upgrades! New vinyl windows, vinyl plank flooring, both 4-piece bathrooms updated, fresh paint, new basement flooring, PEX plumbing, a new electrical panel, siding, shingles and more! The oversized double detached garage is heated and has its own electrical panel. The property also includes a barn with three tie stalls and three (possibly four) regular stalls, a



well at the barn, and a second well at the house. The homes share the septic tank and field. New post-and-rail fencing lines the access side of the property, and each homesâ€™ private lane way has views of the rolling fields that are simply beautiful. This rare setup offers endless possibilities; rental income, hobby farming- all in an unbeatable location! (id:6289)

Essential Information

Listing #	A2249173
Price	\$889,000
Bedrooms	5
Bathrooms	4.00
Half Baths	1
Acres	29.44
Type	Agriculture
Sub-Type	Freehold

Community Information

Address	36258 Range Road 275
Subdivision	N/A
City	Rural Red Deer County
Province	Alberta
Postal Code	T4S2L9

Amenities

Features	Lane
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Interior

Appliances	Refrigerator, Dishwasher, Stove, See remarks, Garage door opener, Washer & Dryer
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Listing Details

Listing Office	Royal LePage Network Realty Corp.
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