

# \$1,980,000 - 39070 Range Road 281, Rural Red Deer County

MLS® #A2154737

**\$1,980,000**

3 Bedroom, 3.00 Bathroom, 2,614 sqft  
Residential on 17.92 Acres

NONE, Rural Red Deer County, Alberta

17.9 ACRES 10 minutes west of Red Deer with 2 residences, HUGE SHOP plus Quonset and more!! Walk into this spacious bungalow that was fully renovated in 2016 with gleaming hardwood and tile floors and granite countertops throughout. Experience the open kitchen with large island, convection stove top and wall oven, plus a warming oven and beautiful cabinetry. Enjoy the wood burning fireplace in the living room or the gas fireplace in the lovely elegant family room. The large primary bedroom has a luxury 5 piece ensuite with deep jetted tub and walk in closet. There are 2 other main floor bedrooms plus another full bathroom. Downstairs is the open recreation area, cold room, and furnace room with 2 furnaces, water softener and A/C. The convenient oversized double attached garage has radiant heat perfect for protection from the cold. The 2014 manufactured home also on the same property has 3 bedrooms, 2 full baths and is in LIKE NEW condition with A/C, a walk in pantry, and walk in closet in the primary bedroom. There are 2 amazing outbuildings on this property. The 60 X 100 shop is heated with radiant heat and has 3 over sized garage doors, 2 are 14' high and the middle is 16' high. There is another 70 X 40 quonset for extra storage. Both outbuildings have metal roofs. The crop land is already leased for this year, but will be ready to plant for the next season. This incredible acreage is



right off of hwy 11A close to Red Deer.

Built in 1978

### **Essential Information**

MLS® #	A2154737
Price	\$1,980,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,614
Acres	17.92
Year Built	1978
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

### **Community Information**

Address	39070 Range Road 281
Subdivision	NONE
City	Rural Red Deer County
County	Red Deer County
Province	Alberta
Postal Code	T0C 0J0

### **Amenities**

Parking Spaces	10
Parking	Double Garage Attached, Driveway, Gravel Driveway, Heated Garage, Parking Pad
# of Garages	3

### **Interior**

Interior Features	Central Vacuum, Recreation Facilities
Appliances	Refrigerator, Stove(s), Bar Fridge, Dishwasher, Dryer, Freezer, Washer, Window Coverings
Heating	High Efficiency, Natural Gas, In Floor
Cooling	Central Air

Fireplace	Yes
# of Fireplaces	2
Fireplaces	Brick Facing, Gas, Living Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Yard, Storage
Lot Description	Environmental Reserve, Fruit Trees/Shrub(s), Landscaped, Level, Standard Shaped Lot
Roof	Metal, Asphalt Shingle
Construction	Brick, Wood Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	August 9th, 2024
Days on Market	242
Zoning	AG

### **Listing Details**

Listing Office	Royal LePage Network Realty Corp.
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