

## **\$749,900 - 465037 Rge Rd 24, Rural Wetaskiwin County**

MLS® #E4434790

**\$749,900**

5 Bedroom, 3.00 Bathroom, 2,500 sqft

Rural on 8.64 Acres

None, Rural Wetaskiwin County, AB

8.64 acres fully fenced and cross-fenced with rolling land and a private, south-facing view of adjacent farmland. Custom 2000-built home with open concept, large south-facing windows, and a cozy wood-burning stove centerpiece. Energy-efficient with newer forced air furnace and in-floor basement heating for year-round comfort. Master suite upstairs with ensuite and his/hers closets plus incredible views of the peaceful surroundings. Fully finished basement with rec area, 2 bedrooms, full bath with sauna, storage, and a man cave retreat. Oversized attached double garage and spacious open yard ideal for gatherings, play, or gardening. 30'x48' barn with heated tack room, 6 tie stalls, 1 box stall, and hay storage—perfect for horses or livestock. 36'x60' workshop with 14'x60' lean-to, 24'x48' cattle shelter, 200'x120' arena, stock waterers, and corrals. A well-designed, move-in ready hobby farm property for those seeking space, function, and a country lifestyle. 1 km to Pavement! Beautiful Country Lifestyle!

Built in 2000

### **Essential Information**

MLS® # E4434790

Price \$749,900



Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	2,500
Acres	8.64
Year Built	2000
Type	Rural
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	465037 Rge Rd 24
Area	Rural Wetaskiwin County
Subdivision	None
City	Rural Wetaskiwin County
County	ALBERTA
Province	AB
Postal Code	T0C 2V0

### Amenities

Features	Deck, Exterior Walls- 2"x6", Patio, R.V. Storage, Vaulted Ceiling, Workshop, See Remarks
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### Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, In Floor Heat System, Natural Gas
Fireplace	Yes
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood
Exterior Features	Cross Fenced, Fenced, Landscaped, Private Setting, Rolling Land, Treed Lot, See Remarks
Construction	Wood
Foundation	Concrete Perimeter

### Additional Information

Date Listed May 5th, 2025

Days on Market 5

Zoning Zone 90

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Listing information last updated on May 10th, 2025 at 6:02pm MDT