

# **\$1,290,000 - 464015 Range Road 234, Rural Wetaskiwin County**

MLS® #E4430260

**\$1,290,000**

4 Bedroom, 3.00 Bathroom, 1,817 sqft

Rural on 126.00 Acres

None, Rural Wetaskiwin County, AB

126 GORGEOUS ACRES! CUSTOM CHARACTER HOME! BACKING THE CREEK! FULLY FENCED! Looking for a stunning home, plenty of land, shop, AND only minutes to town? This 1816 sq ft, 4 bed, 3 bath home feat: a METAL roof w/ lifetime warranty, newer engineered hardwood & carpets, S/S appliances, dura ceramic flooring, vaulted ceilings, soaring windows, in floor heating throughout, wood burning fireplace, & more! Plenty of living space for your growing family. Stunning homestead w/ large garden, fully treed & trails to the creek! Shop w/ car hoist & 10' overhead door, tarp shed for RV STORAGE, The perimeter is fully fenced & cross fenced with welded metal fencing throughout the majority of the land; perfect for low maintenance ranching & keeping your animals safe! Remaining cropland is nice #2 soil; rent it out for extra profit or work it yourself! Road allowance to the south for access to the east RAVINE backing section; great future development opportunity! A rare package, don't miss it!

Built in 1995

## **Essential Information**

MLS® #

E4430260



Price	\$1,290,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,817
Acres	126.00
Year Built	1995
Type	Rural
Sub-Type	Detached Single Family
Style	5 Level Split
Status	Active

### Community Information

Address	464015 Range Road 234
Area	Rural Wetaskiwin County
Subdivision	None
City	Rural Wetaskiwin County
County	ALBERTA
Province	AB
Postal Code	T9A 1X1

### Amenities

Features	Ceiling 9 ft., Exterior Walls- 2"x6", Fire Pit, Skylight, Vinyl Windows
----------	---

### Interior

Interior Features	ensuite bathroom
Heating	In Floor Heat System, Natural Gas
Fireplace	Yes
Stories	5
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood
Exterior Features	Fenced, Flat Site, Golf Nearby, Landscaped, Private Setting, Treed Lot, View City
Construction	Wood
Foundation	Concrete Perimeter

### Additional Information

Date Listed April 10th, 2025

Days on Market 23

Zoning Zone 80

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 3rd, 2025 at 11:02am MDT