

\$870,000 - 723014 & 723018 Range Road 110, Beaverlodge

MLS® #A2205561

\$870,000

5 Bedroom, 3.00 Bathroom, 1,538 sqft
Agri-Business on 160.00 Acres

NONE, Beaverlodge, Alberta

A full quarter section just 6 miles NW of Beaverlodge, 1/2 mile off the pavement. This fully developed quarter comes with 2 residences. The first home is a 1538 sqft bungalow with 3 bedrooms, 2 bathrooms upstairs and 2 bedrooms and 1 bathroom downstairs. There has been plenty of updates including flooring, trim, new windows and shingles. Plumbing and electrical inspections and repairs and a home inspection has also been completed. This home is in great shape and move in ready. The second residence is a 1216 sqft modular, 3 bedrooms, 2 bathrooms, nice open plan. Large main bedroom with ensuite and soaker tub. Separate driveway and services for this residence. The land has approximately 120+/- acres farmable and the balance in yard site with mature spruce and poplar windbreak. There is some fencing for horses and livestock. There is a surface lease in the process of being reclaimed. This is an ideal property for 2 families or use the 2nd residence as rental income. Subdividing could be an option as well. Call your Realtor for more information.



Built in 1995

Essential Information

MLS® #	A2205561
Price	\$870,000

Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,538
Acres	160.00
Year Built	1995
Type	Agri-Business
Sub-Type	Agriculture
Style	Bungalow
Status	Active

Community Information

Address	723014 & 723018 Range Road
Subdivision	NONE
City	Beaverlodge
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T0H 0C0

Amenities

Utilities	Electricity Connected, Propane
-----------	--------------------------------

Interior

Appliances	Electric Water Heater
Heating	Forced Air, Oil
Has Basement	Yes
Basement	Full

Exterior

Roof	Asphalt Shingle
Foundation	Wood

Additional Information

Date Listed	March 25th, 2025
Days on Market	39
Zoning	AG

Listing Details

Listing Office	All Peace Realty Ltd.
----------------	-----------------------



Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.