

# \$749,900 - 53320 Range Road 182, Rural Yellowhead County

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MLS® #A2229724

**\$749,900**

5 Bedroom, 3.00 Bathroom, 1,215 sqft  
Residential on 35.09 Acres

NONE, Rural Yellowhead County, Alberta

Welcome to your country dream! This spacious 5-bedroom, 3-bathroom home sits on 35.09 fully fenced and cross-fenced acres, ideal for horses, livestock, or country living. The property includes a powered barn, round pen, automatic waterers, and ample pastureâ€”ready for your animals from day one.

Inside, youâ€™ll find a large kitchen and dining area, perfect for hosting family gatherings or entertaining guests. The open-concept design flows seamlessly into the living space, and a walk-out deck extends your entertaining area into the outdoorsâ€”ideal for BBQs, stargazing, or relaxing in the fresh country air.

Enjoy peaceful rural living with all the modern comforts, just minutes from town conveniences. Whether you're starting a hobby farm, expanding your equestrian lifestyle, or simply looking for space and serenity, this property checks all the boxes!

revenue from peyto is \$260.40/yr

Built in 1997

## Essential Information

MLS® #                      A2229724



Price	\$749,900
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,215
Acres	35.09
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	2 Storey, Acreage with Residence
Status	Active

### Community Information

Address	53320 Range Road 182
Subdivision	NONE
City	Rural Yellowhead County
County	Yellowhead County
Province	Alberta
Postal Code	T7E 3T9

### Amenities

Parking Spaces	6
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	High Ceilings, Kitchen Island, Open Floorplan, Vinyl Windows
Appliances	Electric Range, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Wood Burning, Basement
Has Basement	Yes
Basement	Finished, Full, Walk-Out

### Exterior

Exterior Features	Fire Pit, Private Yard, Rain Gutters
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Lot Description	Back Yard, Front Yard, Landscaped, Low Maintenance Landscape, Lawn, Private, Rolling Slope
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 10th, 2025
Days on Market	65
Zoning	RD

### **Listing Details**

Listing Office	CENTURY 21 TWIN REALTY
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