

# **\$549,000 - 391083 6-5 Range Road, Rural Clearwater County**

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MLS® #A2177896

**\$549,000**

4 Bedroom, 4.00 Bathroom, 1,375 sqft  
Residential on 3.47 Acres

NONE, Rural Clearwater County, Alberta

Welcome to this mountain view acreage only minutes from Rocky Mountain House. Country living at its finest. 4 bedrooms , 2 full baths+2 -1/2 bathroom is perfect for the growing family. Walking into this warm and inviting home you will find large windows to let all the natural light and sun in. The country kitchen has plenty of counter space to prepare that Sunday family meal. And then enjoy the after dinner beverages on the west facing covered deck to watch the sun set over the mountains. The spiral staircase to the walkout basement is a unique feature of this home. You could easily put a wood stove in front of the brick wall with all the fixtures in place. The large rec room and easy access to the yard from the walk out is great for entertaining all here round. This property is set up for your pets with newer fencing and back pasture cleared for extra space.

Built in 1988

## **Essential Information**

MLS® #	A2177896
Price	\$549,000
Bedrooms	4
Bathrooms	4.00
Full Baths	2
Half Baths	2



Square Footage	1,375
Acres	3.47
Year Built	1988
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

### Community Information

Address	391083 6-5 Range Road
Subdivision	NONE
City	Rural Clearwater County
County	Clearwater County
Province	Alberta
Postal Code	T4T 2A3

### Amenities

Parking	Parking Pad, RV Access/Parking
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### Interior

Interior Features	Ceiling Fan(s), Kitchen Island, No Smoking Home
Appliances	Dishwasher, Refrigerator, Washer/Dryer, Window Coverings, Electric Stove, Microwave Hood Fan
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full, Walk-Out

### Exterior

Exterior Features	Garden
Lot Description	Pasture, Cleared, Garden, Many Trees, Wooded
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete, Wood

### Additional Information

Date Listed	November 5th, 2024
Days on Market	163
Zoning	CR

**Listing Details**

Listing Office                      CIR Realty

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