

# \$585,000 - 33459 Range Road 273, Rural Mountain View County

MLS® #A2207558

**\$585,000**

4 Bedroom, 2.00 Bathroom, 1,659 sqft  
Residential on 3.53 Acres

NONE, Rural Mountain View County, Alberta

Tucked just off the quiet country road, this charming 1927 homestead offers a timeless blend of heritage and functionality. Set on 3.53 acres, the property welcomes you with mature trees, open skies, and a sense of calm that only rural life can offer.

The 1659 sq ft farmhouse has been lovingly updated while keeping its country character intact. With one bedroom on the main level and three more upstairs, thereâ€™s space for family or guests while maintaining the cozy charm of a true country home. The main floor also features an upgraded laundry room with newer appliances. The primary bedroom and two additional bedrooms are located on the second floor along with a renovated spa-like 4 piece bathroom. Original touches pair beautifully with modern upgrades, offering the best of both worlds. The partial basement is an immaculate, clean crawl space and utility room with access from within the house or a separate entrance from the outside.

Outdoors, the property is clean, well-cared for, and thoughtfully laid out. A beautifully preserved 50â€™ x 30â€™ red hip-roof barn, believed to be near the same vintage as the home â€™ stands proudly, updated with a metal roof and siding. A new staircase and landing provide easy access to the second floor, opening up a world of possibilities for storage, a workshop, or creative space.

Nearby, you'll find a bright 18â€™ x



13â€™ x 30â€™ studio building, an oversized 30â€™ x 16â€™ single garage, a chicken coop with a secure pen, and two fully fenced pastures â€” each approximately an acre â€” ready for livestock or hobby farming. There's also a fenced garden area and nearly an acre of grass and trees for kids to play, dogs to run, or quiet moments under the open sky. Two wells serve the property â€” one potable near the home, the other on the eastern boundary, ideal for watering animals. Whether you're looking to raise a family, run a hobby farm, or simply enjoy space and peace, this acreage offers the lifestyle and setting to make it happen.

Built in 1927

### Essential Information

MLS® #	A2207558
Price	\$585,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,659
Acres	3.53
Year Built	1927
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, 1 and Half Storey
Status	Active

### Community Information

Address	33459 Range Road 273
Subdivision	NONE
City	Rural Mountain View County
County	Mountain View County
Province	Alberta
Postal Code	T4H 4A2

### Amenities

Utilities	Natural Gas Not Paid
Parking Spaces	1
Parking	Garage Door Opener, Oversized, Parking Pad, Single Garage Detached, Workshop in Garage, Gravel Driveway
# of Garages	1

### Interior

Interior Features	Breakfast Bar, Kitchen Island, Natural Woodwork, No Smoking Home, Recessed Lighting, Soaking Tub, Wood Counters
Appliances	Dishwasher, Dryer, Electric Stove, Electric Water Heater, Freezer, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Wood, Wood Stove, Propane
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Wood Burning, Wood Burning Stove, Factory Built, Free Standing, Sealed Combustion
Has Basement	Yes
Basement	Crawl Space, Partial

### Exterior

Exterior Features	Dog Run, Fire Pit, Garden, Playground, Private Yard
Lot Description	Fruit Trees/Shrub(s), Garden, Lawn, Many Trees, Pasture
Roof	Metal
Construction	Mixed, Aluminum Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	April 3rd, 2025
Days on Market	1
Zoning	AG

### Listing Details

Listing Office	CIR Realty
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