

# \$2,250,000 - 24084 Range Road 252 Township Road 25, Cardston

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MLS® #A2207211

**\$2,250,000**

4 Bedroom, 5.00 Bathroom, 2,543 sqft  
Agri-Business on 79.50 Acres

NONE, Cardston, Alberta

This home is a must see if you are wanting a property in the country with 2543 sq ft on the main floor with another 2299 sq ft down stairs. This property has a view of the Rockies with Waterton & Glacier only 40 minutes away. If you are heading to South to the USA the border is only 15 minutes away with with Kalispell or Calgary 2 1/2 hours away and Great Falls 3 hours away. The great advantage of this property is the 5 minute drive for services in the town site of Cardston with the Airport only 1 minute away. This property also brings in approximately \$200.00 per acre and \$48,000 in grain storage rental. This gives property gives you the feeling of a farmer without all the work. A must see!

Built in 1981

## Essential Information

MLS® #	A2207211
Price	\$2,250,000
Bedrooms	4
Bathrooms	5.00
Full Baths	3
Half Baths	2
Square Footage	2,543
Acres	79.50
Year Built	1981
Type	Agri-Business



Sub-Type	Agriculture
Style	Bungalow
Status	Active

### Community Information

Address	24084 Range Road 252 Township Road 25
Subdivision	NONE
City	Cardston
County	Cardston County
Province	Alberta
Postal Code	T0K 0K0

### Amenities

Parking Spaces	6
Parking	Triple Garage Attached
# of Garages	3

### Interior

Interior Features	Ceiling Fan(s), French Door, No Smoking Home
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished

### Exterior

Exterior Features	Fire Pit, Private Yard
Lot Description	Rectangular Lot
Roof	Asphalt
Construction	Brick, Concrete
Foundation	Poured Concrete

### Additional Information

Date Listed	March 31st, 2025
Days on Market	36
Zoning	agriculture

### Listing Details

Listing Office	RE/MAX CARDSTON REALTY
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