

# \$729,000 - Range Road 211, Rural Warner No. 5, County of

MLS® #A2224571

**\$729,000**

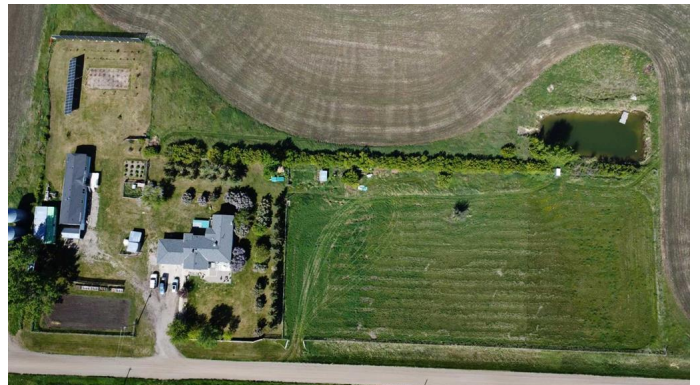
4 Bedroom, 3.00 Bathroom, 2,009 sqft  
Residential on 3.43 Acres

NONE, Rural Warner No. 5, County of, Alberta

Welcome to this stunning acreage located approximately 5 minutes from Raymond, offering a perfect blend of comfort and country living on 3.43 acres of beautifully landscaped property. This spacious bungalow boasts 4 bedrooms and 3 full bathrooms, with a generous layout that includes multiple living areas and two dedicated office spaces—ideal for today’s lifestyle. The primary suite is a true retreat, featuring a huge ensuite bathroom and a walk-in closet. Outside, a 2001 modular home provides additional living space with 3 bedrooms and 2 full bathrooms, perfect for guests or extended family. The property is surrounded by mature trees, a variety of fruit trees, and a charming pergola for outdoor relaxation. Wine grape vineyards add a touch of rural charm, while the expansive acreage offers ample room for horses, cows, or chickens. The yard is equipped with sprinklers for easy maintenance, and solar panels enhance energy efficiency. Additional features include a newer roof (just 7 years old) and a modern tankless hot water tank, ensuring comfort and efficiency in this peaceful countryside escape. This property has water rights for all your irrigation needs!

Built in 1970

## Essential Information



MLS® #	A2224571
Price	\$729,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,009
Acres	3.43
Year Built	1970
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

### **Community Information**

Address	Range Road 211
Subdivision	NONE
City	Rural Warner No. 5, County of
County	Warner No. 5, County of
Province	Alberta
Postal Code	T0K 2S0

### **Amenities**

Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	No Smoking Home
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Wood Burning
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Fire Pit, Private Yard
Lot Description	Back Yard

Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	May 26th, 2025
Days on Market	21
Zoning	ACRE

**Listing Details**

Listing Office	Initia Real Estate
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