

29224 RR34

Rural Mountain View County, Alberta

MLS # A2235709



\$950,000

Heating:	Baseboard, Forced Air, Propane	Water:	Well
Floors:	Carpet, Laminate	Sewer:	Open Discharge, Septic Tank
Roof:	Shingle	Condo Fee:	-
Basement:	None	LLD:	17-29-3-W5
Exterior:	Vinyl Siding	Zoning:	A2
Foundation:	Piling(s)	Utilities:	Electricity Connected, Propane
Features:	Ceiling Fan(s)		
Inclusions:	N/A		

Discover the perfect blend of rural charm and comfort on this beautiful 78± acre property nestled in the heart of Mountain View County. The 2015 modular home features 3 bedrooms and two full bathrooms, including dual sinks in the primary ensuite and a jacuzzi tub in the secondary bath—ideal for families or anyone seeking a peaceful country lifestyle. The inviting open-concept living space flows seamlessly to an impressive, oversized back deck (43' x 12'), perfect for entertaining, relaxing, or simply taking in the expansive prairie views. Fresh new carpet in the primary bedroom (2024) adds a touch of comfort and freshness. House is equipped with a particulate water filter to remove sediment and protect the home’s water system. This property offers excellent potential for a hobby farm, with productive crop and pasture land that also supports recreational use, livestock, and future development. An unfinished mudroom addition provides the opportunity to customize the entry space to your style and needs. Additional features include: 200 Amp Electrical Service, Water and Power lines prepped for a future shop site, and livestock hydrant/waterer in place. Located just 45 minutes from Calgary International Airport, this is a rare opportunity to own a rural property that offers space, functionality, and serenity—all within easy reach of urban amenities. Your rural dream starts here — book your showing today!