\$888,000 - 253080 A & 253080 B Range Road 182, Rural Wheatland County

MLS® #A2141886

\$888,000

2 Bedroom, 1.00 Bathroom, 1,614 sqft Residential on 10.44 Acres

NONE, Rural Wheatland County, Alberta

Rare opportunity! This 10+ arc farm has TWO detached houses and number of buildings on beautiful locations, 30 minutes driving from Drumheller and directly across from the Duck Lake Hall. One house is about 1,000 sqft with concrete foundation and another is 1,600 sqft manufactured house on a cinder block foundation. There are 3 separate highway and range roads entrance with pavement right to your driveway. There are two wired arch rib Quonsets have forced air unit heaters in them and concrete floor. There is plenty of sheds and rooms for chickens, duck, goose, turkey, sheep, cows and horses. Currently there are two separate very good family and tenant live there with \$5000+/month income with flexible month-by-month lease. They could move although they prefer to stay. Good to buy, good to live, and good to invest.

Built in 1960

Essential Information

MLS® # A2141886 Price \$888,000

Bedrooms 2
Bathrooms 1.00
Full Baths 1

Square Footage 1,614 Acres 10.44







Year Built 1960

Residential Type Sub-Type Detached

Acreage with Residence, Bungalow Style

Status Active

Community Information

Address 253080 A & 253080 B Range Road 182

Subdivision NONE

Rural Wheatland County City

County Wheatland County

Province Alberta Postal Code T0J 1S0

Amenities

Parking Double Garage Detached

of Garages 2

Interior

Interior Features Laminate Counters, See Remarks

Built-In Electric Range, Dishwasher, Electric Cooktop, Microwave, **Appliances**

Range Hood, Refrigerator, Stove(s), Washer/Dryer

Heating Central, Fireplace(s)

Cooling None Yes Fireplace 1

of Fireplaces

Fireplaces Wood Burning

Has Basement Yes

Partial, Unfinished Basement

Exterior

Exterior Features Garden

Lot Description Backs on to Park/Green Space, Corner Lot, Garden, Gentle Sloping,

Many Trees, No Neighbours Behind, Private

Roof Asphalt Shingle

Construction Vinyl Siding

Foundation Other

Additional Information

Date Listed June 16th, 2024

Days on Market 488 Zoning 1

Listing Details

Listing Office Century 21 Bamber Realty LTD.

Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.