

# \$650,000 - 30165 Range Road 271, Rural Mountain View County

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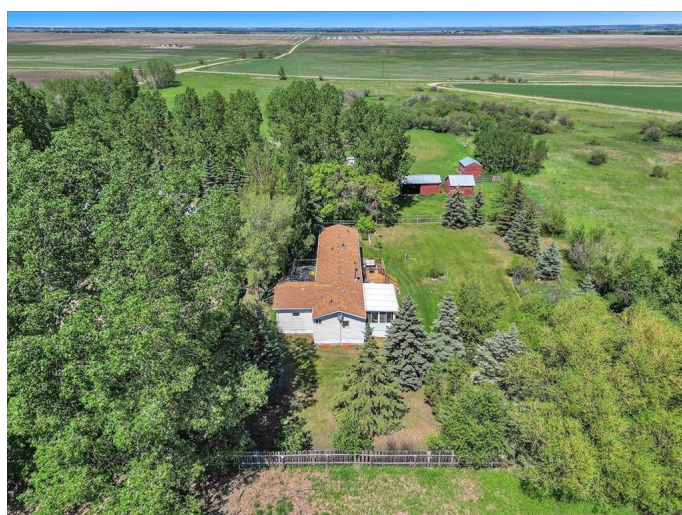
MLS® #A2229903

**\$650,000**

3 Bedroom, 2.00 Bathroom, 1,359 sqft  
Residential on 10.00 Acres

NONE, Rural Mountain View County, Alberta

Escape to this beautifully manicured 10-acre oasis, perfect for horse lovers and those seeking peace, space, and privacy. Fully fenced and cross-fenced, with mature trees surrounding the perimeter, this property is a dream come true for hobby farmers or anyone looking for country charm with modern comfort. Bring your horses! The land features a wooden corral, horse shelter, and two additional storage/hay sheds. A reliable dugout and pump system provide ample water for livestock, lawn care, and gardens – formerly a tree farm, this property is ideal for lush landscaping and gardening enthusiasts. The spacious and well-maintained 3-bedroom mobile home includes a sunroom and a second addition with a welcoming entryway and potential office/flex space. The open living area is centred around a cozy, wood-burning fireplace, while the large master bedroom boasts a vaulted ceiling and large ensuite. There is a beautiful HEATED 36x40 garage/shop – insulated and perfect for storage or projects. Additional sheds and greenhouse for year-round gardening. Fully landscaped yard with mature trees offering privacy and tranquility. This is a rare opportunity to own a well-cared-for acreage with all the essentials in place – ideal for raising a family, enjoying the outdoors, or starting a small hobby farm. Contact your Realtor to view this fantastic property before its



gone!

Built in 1988

### Essential Information

MLS® #	A2229903
Price	\$650,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,359
Acres	10.00
Year Built	1988
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Single Wide Mobile Home
Status	Active

### Community Information

Address	30165 Range Road 271
Subdivision	NONE
City	Rural Mountain View County
County	Mountain View County
Province	Alberta
Postal Code	T3C1Z8

### Amenities

Parking	Double Garage Detached, Parking Pad, RV Access/Parking
# of Garages	2

### Interior

Interior Features	Built-in Features, Ceiling Fan(s), Closet Organizers, High Ceilings, Laminate Counters, Natural Woodwork, Vaulted Ceiling(s), Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator, Washer, Water Purifier, Window Coverings
Heating	Forced Air, Wood Stove
Cooling	None
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Wood Burning Stove
Basement	None

## Exterior

Exterior Features	Lighting, Other, Private Yard, Storage
Lot Description	Many Trees, No Neighbours Behind, Private, Rectangular Lot, Native Plants, Pasture, Yard Lights
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Wood

## Additional Information

Date Listed	June 12th, 2025
Days on Market	4
Zoning	1

## Listing Details

Listing Office	RE/MAX iRealty Innovations
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