

\$889,000 - 36258 Range Road 275, Rural Red Deer County

MLS® #A2245895

\$889,000

5 Bedroom, 4.00 Bathroom, 1,634 sqft
Residential on 29.44 Acres

NONE, Rural Red Deer County, Alberta

Whatâ€™s better than one house on a property? Two houses AND two double garages! And all located on 29.44 acres in a prime location! Enjoy easy access to Highway 2, Innisfail, and Penhold, or an easy, short drive to the south end of Red Deer making commutes for work easy! House #1 is a 3-level split offering just over 1,600 sq. ft. above grade with a very unique layout. The grade-level entry opens to a bright living room and a convenient 2-piece powder room-perfect for washing up after working outdoors. A few steps up youâ€™ll find the kitchen, dining, and sitting area with newer vinyl plank flooring and lots of cabinet space. Another short staircase leads to three generous bedrooms, including the primary, and a 4-piece bath. The undeveloped basement provides plenty of storage or the opportunity to create your own design that meets your needs. A double attached garage completes this package. House #2 is a recently renovated 3 bedroom bungalow (with the possibility of a 4th) featuring so many upgrades! New vinyl windows, vinyl plank flooring, both 4-piece bathrooms updated, fresh paint, new basement flooring, PEX plumbing, a new electrical panel, siding, shingles and more! The oversized double detached garage is heated and has its own electrical panel. The property also includes a barn with three tie stalls and three (possibly four) regular stalls, a



well at the barn, and a second well at the house. The two homes share the septic tank and field. New post-and-rail fencing lines the access side of the property, and each homesâ€™ private lane way has views of the rolling fields that are simply beautiful. This rare setup offers endless possibilities; rental income, hobby farming- all in an unbeatable location!

Built in 1992

Essential Information

MLS® #	A2245895
Price	\$889,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,634
Acres	29.44
Year Built	1992
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, 3 Level Split
Status	Active

Community Information

Address	36258 Range Road 275
Subdivision	NONE
City	Rural Red Deer County
County	Red Deer County
Province	Alberta
Postal Code	T4S 2L9

Amenities

Parking	Double Garage Attached, Double Garage Detached
# of Garages	4

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Garage Control(s), Refrigerator, See Remarks, Stove(s), Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	See Remarks

Exterior

Exterior Features	Other
Lot Description	See Remarks
Roof	Asphalt Shingle
Construction	See Remarks
Foundation	Poured Concrete

Additional Information

Date Listed	August 15th, 2025
Days on Market	60
Zoning	AG

Listing Details

Listing Office	Royal LePage Network Realty Corp.
----------------	-----------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.