

\$1,500,000 - 35213 Range Road 254, Rural Red Deer County

MLS® #A2256120

\$1,500,000

4 Bedroom, 1.00 Bathroom,
Agri-Business on 145.79 Acres

NONE, Rural Red Deer County, Alberta

The owner is applying to subdivide the house and some buildings from the land. The land and buildings can be sold separately upon subdivision or buyer can purchase the entire site immediately. 145.79 acres 10 miles south west of Pine Lake. approx. 100 acres of crop land 38 acres pasture and and the balance home site. The crop land is rented for 110 per acre. Gas revenue made up of 3 leases total 10,700 per year. The home is well maintained with 2 year old asphalt 30 year shingles. All buildings have metal siding and roofs. The home yard is fenced with a pasture and dugout, ideal for horses cattle, or exotics. The buildings are laid out and designed to provide easy access & protection for all your farm equipment and animals.



Essential Information

MLS® #	A2256120
Price	\$1,500,000
Bedrooms	4
Bathrooms	1.00
Full Baths	1
Acres	145.79
Type	Agri-Business
Sub-Type	Agriculture
Status	Active

Community Information

Address	35213 Range Road 254
Subdivision	NONE
City	Rural Red Deer County
County	Red Deer County
Province	Alberta
Postal Code	T4G 0M4

Exterior

Lot Description	Rolling Slope
-----------------	---------------

Additional Information

Date Listed	September 10th, 2025
Days on Market	11
Zoning	Ag

Listing Details

Listing Office	Century 21 Bravo Realty
----------------	-------------------------

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.