

\$674,900 - 50230b Rge Road 72, Rural Brazeau County

MLS® #E4444509

\$674,900

5 Bedroom, 3.00 Bathroom, 1,716 sqft

Rural on 5.19 Acres

None, Rural Brazeau County, AB

Spacious 5-bedroom, 3-bath bungalow on 5.19 acres in a private, peaceful setting just minutes from Drayton Valley! Offering over 1,700 sq ft of well-designed living space, this home features a massive primary bedroom with direct access to a large front deck, an open concept kitchen and living area with chalet-style front windows, and a very large main floor laundry room for added convenience. With 3 bedrooms up, 2 down, a huge rec room, and a walk-up basement entrance, there's room for the whole family. The beautifully maintained yard enhances the serene atmosphere, and the property includes a drilled well, high-efficiency furnace and hot water tank, and a recently serviced septic system with new pumps and high-level alarm. A 28' x 36' shop completes this ideal country retreat!

Built in 2009

Essential Information

MLS® #	E4444509
Price	\$674,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,716
Acres	5.19



Year Built	2009
Type	Rural
Sub-Type	Detached Single Family
Style	Raised Bungalow
Status	Active

Community Information

Address	50230b Rge Road 72
Area	Rural Brazeau County
Subdivision	None
City	Rural Brazeau County
County	ALBERTA
Province	AB
Postal Code	T0E 1Z0

Amenities

Features	Deck, Fire Pit, Hot Water Natural Gas, Vinyl Windows, Walk-up Basement
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Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood
Exterior Features	Fenced, Flat Site, Golf Nearby, Private Setting
Construction	Wood
Foundation	Insulated Concrete Form

Additional Information

Date Listed	June 26th, 2025
Days on Market	23
Zoning	Zone 90

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