

# \$689,000 - 463042 Rge Road 274, Rural Wetaskiwin County

MLS® #E4455533

**\$689,000**

4 Bedroom, 2.50 Bathroom, 1,375 sqft

Rural on 4.00 Acres

None, Rural Wetaskiwin County, AB

Discover country living at its best in this beautifully designed home. The main floor features a spacious primary suite with a 2-piece ensuite, two additional bedrooms, and an inviting open layout. The kitchen and dining area flow seamlessly into the bright living room with a cozy fireplace, while a mudroom, laundry, and ample storage add everyday convenience. The finished walk-out basement offers even more living space with a large rec room, additional bedroom, 4-piece bath, utility area, and generous storage. Expansive windows bring in natural light throughout, creating the perfect balance of style, comfort, and function in a private rural setting. Shop has over 2,000 sq ft of workshop, ample storage including on the mezzanine, and 384 sq ft of living space.

Built in 1979

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4455533  |
| Price      | \$689,000 |
| Bedrooms   | 4         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |
| Half Baths | 1         |



|                |                        |
|----------------|------------------------|
| Square Footage | 1,375                  |
| Acres          | 4.00                   |
| Year Built     | 1979                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### **Community Information**

|             |                         |
|-------------|-------------------------|
| Address     | 463042 Rge Road 274     |
| Area        | Rural Wetaskiwin County |
| Subdivision | None                    |
| City        | Rural Wetaskiwin County |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T0C 1H0                 |

### **Amenities**

|          |                         |
|----------|-------------------------|
| Features | Patio, Walkout Basement |
|----------|-------------------------|

### **Interior**

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

### **Exterior**

|                   |                                                 |
|-------------------|-------------------------------------------------|
| Exterior          | Wood                                            |
| Exterior Features | Fruit Trees/Shrubs, Landscaped, Private Setting |
| Construction      | Wood                                            |
| Foundation        | Wood                                            |

### **Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 31st, 2025 |
| Days on Market | 6                 |
| Zoning         | Zone 90           |

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Listing information last updated on September 6th, 2025 at 4:32pm MDT