

# **\$350,000 - 472075 Rge Road 241, Rural Wetaskiwin County**

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MLS® #E4461121

**\$350,000**

3 Bedroom, 2.00 Bathroom, 1,480 sqft

Rural on 2.16 Acres

Landsdowne Park, Rural Wetaskiwin County,  
AB

This charming 1,418 sq ft mobile home sits on a stunning 2.16-acre treed lot offering peace, privacy, and plenty of space to enjoy nature. The home features a bright and functional layout with three bedrooms and two full baths, including a comfortable primary suite. The open-concept living area has a cozy kitchen with ample cabinet space and room for family dining. The kitchen and dining area overlook the sunken living room. A well built addition provides a large versatile living space that could be a 2nd living room, craft area or gym. Large windows invite natural light and beautiful views of the surrounding trees. Outside, the property truly shinesâ€™ with mature landscaping, open yard space for recreation or gardening, and a detached double garage perfect for vehicles, tools, or hobbies. Whether youâ€™re looking for a serene country retreat, a starter home, or a downsized lifestyle surrounded by nature, this property delivers comfort, value, and tranquility just minutes from town conveniences.

Built in 1990

## **Essential Information**

MLS® #                      E4461121



|                |                        |
|----------------|------------------------|
| Price          | \$350,000              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,480                  |
| Acres          | 2.16                   |
| Year Built     | 1990                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 472075 Rge Road 241     |
| Area        | Rural Wetaskiwin County |
| Subdivision | Landsdowne Park         |
| City        | Rural Wetaskiwin County |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T0C 1Z0                 |

### Amenities

|                |                                    |
|----------------|------------------------------------|
| Features       | Deck, Front Porch, Gazebo, Hot Tub |
| Parking Spaces | 6                                  |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Heating           | Forced Air-1, Natural Gas |
| Stories           | 1                         |
| Has Basement      | Yes                       |
| Basement          | None, No Basement         |

### Exterior

|                   |                                                                            |
|-------------------|----------------------------------------------------------------------------|
| Exterior          | Wood                                                                       |
| Exterior Features | Corner Lot, Golf Nearby, Hillside, Landscaped, Treed Lot, Partially Fenced |
| Construction      | Wood                                                                       |
| Foundation        | Piling                                                                     |

### Additional Information

Date Listed            October 7th, 2025

Days on Market      15

Zoning                Zone 80

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Listing information last updated on October 22nd, 2025 at 9:02am MDT