

# **\$825,000 - 250023 Twp Road 480, Rural Wetaskiwin County**

MLS® #E4462084

**\$825,000**

5 Bedroom, 3.00 Bathroom, 1,774 sqft  
Rural on 4.13 Acres

None, Rural Wetaskiwin County, AB

BEAUTIFULLY PRESENTED! 50' x 60' SHOP! TREED & PRIVATE! This 1773 sq ft 5 bed + 2 den, 3 bathroom raised bungalow on 4.13 acres out of subdivision is turnkey & only minutes to town! Feat: new shop w/ 14'x14' doors & solar panels, A/C, in floor basement heating, 9' ceilings, covered sunroom / deck, powered shed, custom grain bin bar & firepit space, & more! Your entryway leads into the large living room w/ chic woodgrain feature wall & gas fireplace; perfect spot for family visiting. Massive farmhouse kitchen w/ granite countertops, massive fridge / freezer combo, new oven, & spacious eat in dining. 3 bedrooms up, including the primary bed w/ walk in closet & 4 pce bath. Main floor laundry & 4 pce bath. The basement is fully finished, w/ rec room w/ pool table & wet bar, theatre room for movie night, 2 massive bedrooms, 3 pce bath w/ infared sauna. 2 dens, & tons of storage room! The yard is incredible! Fully treed perimeter, landscaped; pride of ownership is evident. A must see property!

Built in 2007

## **Essential Information**

|        |           |
|--------|-----------|
| MLS® # | E4462084  |
| Price  | \$825,000 |



|                |                        |
|----------------|------------------------|
| Bedrooms       | 5                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 1,774                  |
| Acres          | 4.13                   |
| Year Built     | 2007                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | Raised Bungalow        |
| Status         | Active                 |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 250023 Twp Road 480     |
| Area        | Rural Wetaskiwin County |
| Subdivision | None                    |
| City        | Rural Wetaskiwin County |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T0C 1Z0                 |

### Amenities

|          |                                              |
|----------|----------------------------------------------|
| Features | Air Conditioner, Ceiling 9 ft., R.V. Storage |
|----------|----------------------------------------------|

### 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 | Fenced, Flat Site, Landscaped |
| Construction      | Wood                          |
| Foundation        | Concrete Perimeter            |

### Additional Information

|             |                    |
|-------------|--------------------|
| Date Listed | October 14th, 2025 |
|-------------|--------------------|

Days on Market 3

Zoning Zone 80

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