

\$599,000 - 390022 Range Road 4-2, Rural Clearwater County

MLS® #A2242133

\$599,000

3 Bedroom, 2.00 Bathroom, 1,520 sqft
Residential on 4.99 Acres

NONE, Rural Clearwater County, Alberta

A next-to-new home, situated on just under 5 acres, a BRAND NEW HIGH PRODUCING WELL, and a view of the mountains.... This property is waiting for YOU, to make it HOME! This private and well thought out acreage sits on 4.99 acres, is surrounded by mature trees, and features a 1520+ square foot 2023 Custom Built Triple M Home. As you step inside, youâ€™ll be speechless with the custom finishes and open floor plan that is beaming with natural light. Directly off the foyer, the spacious living room is perfect for hosting friends and family and is connected to the dining room and patio doors, as well as the heart of the home, the kitchen. Sleek black cabinetry, built in stainless steel appliance package, and a spacious island have been tastefully designed and will be the talking piece of this home for years to come. An extra space off the dining room could be used for a coffee bar or small computer space, or whatever else you have in mind! The primary bedroom is spacious, with luxurious carpet, a great sized walk-in closet, and modern barn doors leading into a breathtaking 5-piece ensuite. If you are looking for an ensuite that is spacious and designed for ultimate relaxation, youâ€™ll love this one with double shower heads, a double vanity, and a gorgeous little soaker tub. On the West side of the home, you will find two more bedrooms, a 4 piece bathroom, and a great laundry room with



another door off the back of the house. As stunning as this home is, the land itself is the epitome of West country beauty, with a few of the mountains and enough room to build a shop or to bring your horses home. Located just a short distance off Highway 11 and only 35 minutes to Red Deer and 24 minutes to Rocky Mountain House, it is an ideal location for anyone!

Directions: From Red Deer, Head West in Highway 11, Turn Right (North) Onto Range Road 4-2, Property is on the West

Built in 2023

Essential Information

MLS® #	A2242133
Price	\$599,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,520
Acres	4.99
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Modular Home
Status	Active

Community Information

Address	390022 Range Road 4-2
Subdivision	NONE
City	Rural Clearwater County
County	Clearwater County
Province	Alberta
Postal Code	T0M 0P0

Amenities

Utilities	Garbage Collection
Parking	Parking Pad, RV Access/Parking

Interior

Interior Features	Built-in Features, Ceiling Fan(s), High Ceilings, Kitchen Island, Laminate Counters, No Smoking Home, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)
Appliances	Built-In Gas Range, Built-In Oven, Dishwasher, Freezer, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Propane
Cooling	None
Basement	None

Exterior

Exterior Features	Other
Lot Description	Front Yard, Landscaped, Lawn, Level, Pasture, Secluded, See Remarks
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	See Remarks

Additional Information

Date Listed	July 22nd, 2025
Days on Market	96
Zoning	CRA

Listing Details

Listing Office	Century 21 Maximum
----------------	--------------------

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.