



GRASSROOTS
REALTY GROUP

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5, 421047 Range Road 24
Rural Ponoka County, Alberta

MLS # A2240238



\$949,900

Division:	NONE		
Type:	Residential/House		
Style:	Acreage with Residence, Bungalow		
Size:	1,929 sq.ft.	Age:	2005 (20 yrs old)
Beds:	6	Baths:	3
Garage:	Triple Garage Attached		
Lot Size:	1.23 Acres		
Lot Feat:	Garden, Landscaped, No Neighbours Behind, Private, Treed		

Heating:	Forced Air, Natural Gas	Water:	Well
Floors:	Carpet, Hardwood, Tile	Sewer:	Septic Field
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	9-42-2-W5
Exterior:	Vinyl Siding	Zoning:	3
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Ceiling Fan(s), Closet Organizers, Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)		
Inclusions:	A/C, Sheds x2, Wooden Planters		

Experience the perfect blend of luxury and country charm in this stunning 1,929 sq ft bungalow just minutes from Rimbey. Nestled on a beautifully landscaped acreage, this home offers 6 spacious bedrooms, 3 baths, large, bright living spaces, and thoughtful upgrades throughout. The open-concept kitchen showcases newer appliances and quartz countertops, seamlessly connecting to the cozy living room complete with a gas fireplace. Enjoy outdoor living year-round with covered Dura Decks front and back, a composite ground-level deck, and a private camp kitchen with firepit—ideal for entertaining! Wired for a hot tub and complete with a Generac whole-home backup generator, this property is built for comfort and peace of mind. Extras include: a heated triple car garage with hot/cold water, in-floor heat in garage and basement, maple hardwood flooring, asphalt driveway, an oversized garden shed and an automatic command gate just to name a few. Plus, pavement right to your front door! Don't miss this rare opportunity to own a move-in ready acreage that truly has it all.