



45002 RANGE RD 281
Rural Cardston County, Alberta

MLS # A2058249



\$1,800,000

Division:	NONE		
Type:	Residential/House		
Style:	1 and Half Storey, Acreage with Residence		
Size:	2,593 sq.ft.	Age:	2007 (17 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Triple Garage Attached		
Lot Size:	85.00 Acres		
Lot Feat:	Lawn, Landscaped, Native Plants, Pasture, Private, Secluded		

Heating:	Central, Natural Gas	Water:	Well
Floors:	Carpet, Tile, Wood	Sewer:	Septic System
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	ICFs (Insulated Concrete Forms), Stone, Stucco	Zoning:	AG
Foundation:	ICF Block	Utilities:	-
Features:	Central Vacuum, No Animal Home, No Smoking Home, Pantry, Walk-In Closet(s)		

Inclusions: N/A

This is the ULTIMATE acreage property. Luxury home with landscaping and underground sprinklers around the residence and then more than 80 acres of native pasture on the Waterton River across from the Waterton Reservoir. Private, pristine, picture perfect with mountain views. This property is set up for the horse lover with tack room, corrals, round pen, and wind shelters. Descriptions will not suffice on the house, check out the virtual tour and photos to be overwhelmed by this home. The functionality of the floor plan matches the beautiful form. Every detail is well thought out and the Gemstone lighting is the jewel on the crown. The sun room with the fireplace is enough to win anyone over. This is a legacy property. Don't just dream about it. Make it your life. Besides all that this acreage has to offer, it is also in close proximity to multiple outdoor recreation areas. Waterton Reservoir, Waterton Lakes National Park, Castle Wildland Provincial Park as well the Castle Ski Resort, Pincher Creek, Hill Spring, Glenwood, all are close by.