

# \$350,000 - 534065 174 Range Road, Rural Lamont County

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MLS® #E4456415

**\$350,000**

2 Bedroom, 1.00 Bathroom, 1,097 sqft  
Recreational on 5.99 Acres

None, Rural Lamont County, Alberta

Charming 5.9acre farm offers a peaceful rural lifestyle with modern updates and extensive agricultural features. Built in 1928, the 1096 sqft log-constructed home combines rustic charm with recent upgrades:(2024) shingles/windows/laminate flooring and updated appliances. Attached 230 sqft closed breezeway. Property ideal for livestock enthusiasts, with facilities for horses, sheep, goats or cattle and has perimeter electric fence. Yard surrounded by scenic grain farms and a forested area teeming with wildlife. A seasonal pond and diverse tree varieties enhance the property's appeal. Acreage features: 320 ft well, power to: house/shop/garage/yard post. Single garage plus large insulated shop, fits truck or other machinery, includes 6 animal stalls and tack area. Birthing pen, stud pasture, round pen, sorting pen, automatic HEATED waterer, 48ft x 84ft garden with raspberry bush. Chicken coop, woodshed, and 3 additional outbuildings/shelters. 7 min to Mdre, 20 min to Veg; 40 min to ShPk/FtSk. Don't delay!! (id:6289)

Built in 1928

## Essential Information

|           |           |
|-----------|-----------|
| Listing # | E4456415  |
| Price     | \$350,000 |



|                |              |
|----------------|--------------|
| Bedrooms       | 2            |
| Bathrooms      | 1.00         |
| Square Footage | 1,097        |
| Acres          | 5.99         |
| Year Built     | 1928         |
| Type           | Recreational |
| Style          | Bungalow     |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 534065 174 Range Road |
| Subdivision | None                  |
| City        | Rural Lamont County   |
| Province    | Alberta               |
| Postal Code | T0B3H0                |

### Amenities

|              |                                                         |
|--------------|---------------------------------------------------------|
| Amenities    | Ceiling - 9ft                                           |
| Features     | Private setting, No Animal Home, No Smoking Home, Level |
| Parking      | Detached Garage, RV                                     |
| # of Garages | 1                                                       |

### Interior

|              |                                                          |
|--------------|----------------------------------------------------------|
| Appliances   | Dishwasher, Dryer, Hood Fan, Refrigerator, Stove, Washer |
| Heating      | Forced air                                               |
| # of Stories | 1                                                        |

### Listing Details

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|



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