

\$499,900 - 275065 Hwy 840, Rural Wheatland County

MLS® #A2243262

\$499,900

5 Bedroom, 2.00 Bathroom, 1,338 sqft

Residential on 21.49 Acres

NONE, Rural Wheatland County, Alberta

Have you dreamt of owning your own acreage? This is your chance to build some sweat equity in a fabulous location. Only minutes to Rosebud, or a 25 min drive to Drumheller, on paved roads the whole way, is this 21.49 acre parcel waiting for someone new to call it home. It's been in the family since the beginning, and many good memories have been made here, but it's time for these owners to say goodbye. The 1338 sq ft bungalow is set up comfortably for acreage life. A massive mudroom complete with laundry team is right inside the door. The kitchen has everything you need but tons of room to update should you wish to! Looking out the living room window, you can watch the kids play in the yard. There is a large deck off of the living room too, as well as 3 bedrooms upstairs and a 4 pce bathroom. The basement features another two bedrooms, rec room and plenty of storage. Outside, there are some buildings that were used for animal shelters, fencing, two wells (one for the house, one for the animals), and views for miles. Bring your ideas as this property is truly a gem, it just needs a little personalization! For those who want to farm as well, please inquire about the potential to purchase more pasture and farm land.

Built in 1965

Essential Information



MLS® #	A2243262
Price	\$499,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,338
Acres	21.49
Year Built	1965
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

Community Information

Address	275065 Hwy 840
Subdivision	NONE
City	Rural Wheatland County
County	Wheatland County
Province	Alberta
Postal Code	T0J 2T0

Amenities

Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	See Remarks
Appliances	See Remarks
Heating	Forced Air, Propane
Cooling	Central Air
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	Gentle Sloping, Native Plants, Pasture
Roof	Metal
Construction	Stucco, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 25th, 2025
Days on Market	24
Zoning	AG

Listing Details

Listing Office	Century 21 Masters
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