

\$515,000 - 322060 Range Road 261, Rural Kneehill County

MLS® #A2255496

\$515,000

4 Bedroom, 2.00 Bathroom, 939 sqft
Residential on 4.84 Acres

NONE, Rural Kneehill County, Alberta

Nestled between Olds and Didsbury, this 4.84 acre retreat combines privacy, rural charm, and modern convenience. Surrounded by tall evergreens with sweeping Rocky Mountain views, the property welcomes you with a gated entrance, paved driveway to the house, and approx 66'x70' paved backyard pad, ideal for basketball or multi-purpose recreation. The raised bungalow features four bedrooms with a versatile walkout lower level. The open concept main floor blends the living, dining, and kitchen spaces, anchored by a cozy wood burning fireplace/stove, and extends to a covered deck for year-round enjoyment. This level also includes a spacious 4 pc bath, the primary bedroom, and a second bedroom. The walkout level offers two more bedrooms, a large family room, laundry, and a half bath. Peace of mind comes with the Generac back-up power system, while the oversized greenhouse, fenced pasture, and firepit invite a sustainable, outdoor lifestyle. Outbuildings include an oversized insulated storage shed and a rustic bunkhouse for hobbies or guests. Perfect for a hobby farm or a private family retreat, this property is located just 10 minutes from Didsbury and 15 minutes from Olds, where you'll find schools, shopping, restaurants, and amenities. Calgary International Airport is only an hour's drive, making this an ideal balance of country living and accessibility. Zoned Recreational



District, this property opens the door to a variety of opportunities from creating your own private retreat or hobby farm to exploring future recreational, agri-tourism, or small scale business ventures (with county approval).

Built in 1960

Essential Information

MLS® #	A2255496
Price	\$515,000
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	939
Acres	4.84
Year Built	1960
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

Community Information

Address	322060 Range Road 261
Subdivision	NONE
City	Rural Kneehill County
County	Kneehill County
Province	Alberta
Postal Code	T0M 2B0

Amenities

Parking	Off Street, Parking Pad, RV Access/Parking
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Interior

Interior Features	See Remarks
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air

Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Other
Lot Description	Backs on to Park/Green Space, Private
Roof	Metal
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 23rd, 2025
Days on Market	44
Zoning	Recreational District

Listing Details

Listing Office	Century 21 Masters
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