

# \$575,000 - 1470 Twp Rd 364, Rural Red Deer County

MLS® #A2213320

**\$575,000**

3 Bedroom, 2.00 Bathroom, 1,700 sqft  
Residential on 9.51 Acres

NONE, Rural Red Deer County, Alberta

Down the long lane way and nestled in some beautiful mature trees you will find this unique home that features 3 bedrooms and 1.5 bathrooms. Upon entering the home you find a large entrance that has a wood burning stove that provided extra warmth in the cold of winter or when you don't want to run the furnace during the summer and it's a little chill out. The kitchen and dining room are a very nice size. Kitchen has new cabinets and has lots of counter space. The Dining area has plenty of room for a large table to accommodate your family or a larger gathering. Off the dining room are patio doors that lead to a west facing deck that overlooks the back yard. Back inside is a large living room with a gas fireplace to cozy up too. Overlooking the living room is a great area that could be used for many things like an office, kids play area or a quiet space to relax and read. Back on the main level and down the hall are the bedrooms, the 4 piece bathroom. Off of the front entrance is the half bath. The Master bedroom has its own patio doors leading to a private deck. Outside you will find a 50X22 heated shop with a large overhead door, an older garage that is used for storage and plenty of room for you to have a couple horses if you so desired. The Yard is fenced so if you have dogs there is no need to worry that they will get away. The property is within 15 minutes of Spruce View, Innisfail, Penhold and Sylvan Lake and is less than 1 mile off of pavement. It is also close to the Medicine River and the



Markerville Creamery for ice cream in the summer.

Built in 1932

### Essential Information

MLS® #	A2213320
Price	\$575,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,700
Acres	9.51
Year Built	1932
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, 1 and Half Storey
Status	Active

### Community Information

Address	1470 Twp Rd 364
Subdivision	NONE
City	Rural Red Deer County
County	Red Deer County
Province	Alberta
Postal Code	T4G 0M9

### Amenities

Parking	None
---------	------

### Interior

Interior Features	Closet Organizers, Laminate Counters
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Living Room, Mantle, Wood Burning Stove, Entrance

Has Basement	Yes
Basement	Partial, Unfinished, Walk-Out

## Exterior

Exterior Features	Private Entrance, Storage
Lot Description	Landscaped, Lawn
Roof	Metal
Construction	Concrete, Vinyl Siding, Wood Frame, ICFs (Insulated Concrete Forms)
Foundation	Poured Concrete, Combination, ICF Block

## Additional Information

Date Listed	April 21st, 2025
Days on Market	9
Zoning	AG

## Listing Details

Listing Office	Coldwell Banker Ontrack Realty
----------------	--------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.