

# \$1,699,999 - 39070 Range Road 281, Rural Red Deer County

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MLS® #A2251895

**\$1,699,999**

6 Bedroom, 5.00 Bathroom, 2,582 sqft  
Residential on 17.92 Acres

NONE, Rural Red Deer County, Alberta

This exceptional property offers 17.92 acres with two residences, a fully finished shop, and multiple outbuildings, located just 1 mile off Hwy 11A on a quiet dead-end road for added privacy, while still providing quick access to both Red Deer and Sylvan Lake. The main home is a spacious bungalow, fully renovated in 2016 with a new roof in 2010. Highlights include hardwood and tile flooring, granite countertops throughout, and an open concept kitchen with a large granite island, black stainless steel appliances, induction cooktop, convection wall oven, warming oven, built in microwave, beautiful cabinetry, and a stunning tile backsplash that flows through the kitchen and dining area. The living room features a wood-burning fireplace, while the sitting room offers a gas fireplace. The primary suite includes a walk-in closet and a luxury ensuite with full bathroom and a deep soaker jet tub in its own private area. Two additional main floor bedrooms, a full bathroom, a half bathroom and the laundry area complete the main level. The basement is nearly finished with a large recreation room, cold room, and utility room with two furnaces, water softener, and A/C. The attached oversized double garage is heated with radiant heat. A second residence, a 2014 manufactured home, offers 3 bedrooms, 2 full bathrooms, air conditioning, washer/dryer, a walk-in pantry, a primary suite with walk-in closet, and a deep corner jetted



tub. Outbuildings include a 60â€™ x 100â€™ heated shop with radiant heat, three oversized doors (16â€™ and 14â€™), bathroom with urinal, washer/dryer hookup, concrete floors in excellent condition, and 220V power in shop (3), quonset (2) and garage (1). Additional buildings include a 70â€™ x 40â€™ Quonset with concrete floor, power, and roughed-in underfloor heating, plus five sheds. Both the shop and Quonset feature durable metal roofing. Approximately 16 acres are currently seeded to barley under a gentlemanâ€™s agreement until mid-September. This rare offering combines two residences, extensive outbuildings, privacy on a dead-end road, and a prime location close to town â€“ the opportunities here are truly endless.

Built in 1978

**Essential Information**

|                |                                  |
|----------------|----------------------------------|
| MLS® #         | A2251895                         |
| Price          | \$1,699,999                      |
| Bedrooms       | 6                                |
| Bathrooms      | 5.00                             |
| Full Baths     | 4                                |
| Half Baths     | 1                                |
| Square Footage | 2,582                            |
| Acres          | 17.92                            |
| Year Built     | 1978                             |
| Type           | Residential                      |
| Sub-Type       | Detached                         |
| Style          | Acreage with Residence, Bungalow |
| Status         | Active                           |

**Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 39070 Range Road 281  |
| Subdivision | NONE                  |
| City        | Rural Red Deer County |
| County      | Red Deer County       |

|             |         |
|-------------|---------|
| Province    | Alberta |
| Postal Code | T0C 0J0 |

### Amenities

|              |                                     |
|--------------|-------------------------------------|
| Parking      | Double Garage Attached, Parking Pad |
| # of Garages | 2                                   |

### Interior

|                   |                                                                                                                                                                                 |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Chandelier, Double Vanity, Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Walk-In Closet(s), Skylight(s) |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Electric Cooktop, Garage Control(s), Microwave, Oven, Refrigerator, Washer                                                          |
| Heating           | In Floor, Forced Air, Natural Gas, High Efficiency                                                                                                                              |
| Cooling           | Central Air                                                                                                                                                                     |
| Fireplace         | Yes                                                                                                                                                                             |
| # of Fireplaces   | 2                                                                                                                                                                               |
| Fireplaces        | Family Room, Gas, Living Room, Wood Burning                                                                                                                                     |
| Has Basement      | Yes                                                                                                                                                                             |
| Basement          | Full                                                                                                                                                                            |

### Exterior

|                   |                                                   |
|-------------------|---------------------------------------------------|
| Exterior Features | Private Yard, Storage                             |
| Lot Description   | Front Yard, Landscaped, Lawn, Many Trees, Private |
| Roof              | Asphalt Shingle, Metal                            |
| Construction      | Brick, Wood Frame                                 |
| Foundation        | Poured Concrete                                   |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 1st, 2025 |
| Days on Market | 80                  |
| Zoning         | AG                  |

### Listing Details

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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