

# \$699,000 - 842007 Range Road 222, Rural Northern Lights, County of

---

MLS® #A2187730

**\$699,000**

5 Bedroom, 3.00 Bathroom, 1,701 sqft  
Residential on 8.85 Acres

NONE, Rural Northern Lights, County of,  
Alberta

Introducing an exquisite real estate opportunity: an 8.85-acre acreage boasting a stunning one and a half story house. This meticulously crafted residence, built in 2014, offers a spacious living experience with 5 bedrooms and 3 bathrooms, spanning across 1701 square feet. The kitchen features quartz countertops and stainless steel appliances that effortlessly blend style and functionality. The large front windows flood the living spaces with natural light, creating a warm and inviting atmosphere throughout the day. The master bedroom is located upstairs, showcasing a large walk in closet and a custom shower in the ensuite bath . For those seeking entertainment, this property offers a soundproof theatre room, ideal for enjoying movies or hosting game nights with friends and family. The basement boasts a full wet bar, providing the ideal space for social gatherings and celebrations. Outside is a root cellar that is buried 10 feet in the ground, perfect for storing your vegetable's from the 2000 sqft garden near by. In addition to the remarkable features mentioned earlier, this property also includes a spacious 30x40 garage. This detached garage provides ample space for parking multiple vehicles, storing recreational equipment, or even setting up a workshop. Don't miss the opportunity to own this amazing property, where luxury, comfort,



and natural beauty come together. Schedule a viewing now and experience the true essence of this remarkable real estate gem.

Built in 2014

### **Essential Information**

MLS® #	A2187730
Price	\$699,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,701
Acres	8.85
Year Built	2014
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey, Acreage with Residence
Status	Active

### **Community Information**

Address	842007 Range Road 222
Subdivision	NONE
City	Rural Northern Lights, County of
County	Northern Lights, County of
Province	Alberta
Postal Code	T8S 1S6

### **Amenities**

Parking	Quad or More Detached
# of Garages	2

### **Interior**

Interior Features	Quartz Counters, Wet Bar
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer
Heating	Boiler, Fireplace(s), Forced Air
Cooling	None
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Fire Pit, RV Hookup
Lot Description	Corner Lot
Roof	Asphalt Shingle
Construction	See Remarks
Foundation	Poured Concrete

### Additional Information

Date Listed	January 14th, 2025
Days on Market	225
Zoning	RS Residential

### Listing Details

Listing Office	Grassroots Realty Group Ltd.
----------------	------------------------------

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.