\$1,150,000 - 50015 Township Road 282 Road, Rural Rocky View County

MLS® #A2228945

\$1,150,000

4 Bedroom, 3.00 Bathroom, 1,588 sqft Residential on 10.02 Acres

N/A, Rural Rocky View County, Alberta

You will never want to leave home! Located only 20 minutes from Cochrane, enjoy peace and serenity along with modern comforts at this 10 acre hobby farm. Total living space is 3250 sq ft, with four bedrooms (potentially five bedrooms) and three bathrooms. Previously owned by a registered herbalist, there are numerous garden areas and raised beds. The 1991 double wide home is 1588 sq ft and offers three bedrooms, 2 bathrooms, a large entryway, and a huge deck from which you can access the gardens. The detached double garage is heated, with a separate 373 sq ft workshop area that has a wood stove. The garage and workshop both have sinks. Above the garage is a legal 1293 sq ft 1 bed 1 bath suite with vaulted ceilings, large windows, front and back decks, and spacious kitchen, dining room and living areas. The lower part of the property is fenced with several paddocks, a barn with hot water, heat and power, two animal shelters, and a lovely greenhouse with its own solar ventilation system. Above the dwellings is a quaint chicken coop with tool shed, pond with bridges, firepit, and may garden areas. There is a solar powered security gate at the driveway entrance. This acreage offers many opportunities, including keeping animals, gardening, and enjoying rural living with close proximity to all city amenities.







Essential Information

MLS® # A2228945 Price \$1,150,000

Bedrooms 4
Bathrooms 3.00
Full Baths 3

Square Footage 1,588
Acres 10.02
Year Built 1991

Type Residential Sub-Type Detached

Style Acreage with Residence, Bungalow

Status Active

Community Information

Address 50015 Township Road 282 Road

Subdivision N/A

City Rural Rocky View County

County Rocky View County

Province Alberta
Postal Code T4C 2X3

Amenities

Parking Spaces 6

Parking Double Garage Detached, Garage Door Opener, Heated Garage,

Workshop in Garage, Gravel Driveway

of Garages 2

Interior

Interior Features Laminate Counters

Appliances Dishwasher, Dryer, Electric Stove, Gas Range, Range Hood,

Refrigerator, Washer, See Remarks, Tankless Water Heater, Wine

Refrigerator, Water Softener

Heating Boiler, Forced Air, Natural Gas, Fireplace(s), Wood

Cooling None
Fireplace Yes
of Fireplaces 3

Fireplaces Gas, Living Room, Other, Wood Burning

Basement None

Exterior

Exterior Features BBQ gas line, Fire Pit, Garden

Lot Description Corner Lot, Garden, Gentle Sloping, Creek/River/Stream/Pond, Dog Run

Fenced In, Pasture

Roof Asphalt Shingle

Construction Cement Fiber Board, Vinyl Siding

Foundation Piling(s)

Additional Information

Date Listed June 7th, 2025

Days on Market 77

Zoning Rural Residential

Listing Details

Listing Office ROYAL LEPAGE SOLUTIONS

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