

# \$460,000 - 21242 Twp Rd 37-4, Rural Stettler No. 6, County of

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MLS® #A2240322

**\$460,000**

5 Bedroom, 1.00 Bathroom, 1,148 sqft  
Residential on 23.10 Acres

NONE, Rural Stettler No. 6, County of, Alberta

Welcome to your peaceful escape approximately 15 minutes from Stettler and 45 minutes to Red Deer. This picturesque 24-acre property offers a perfect blend of privacy, functionality, and natural beauty—all just a mile and a half off pavement.

Set in a serene country setting, the yardsite is ideal for nature lovers and hobby farmers alike. Stroll the mowed walking trails, pick fresh apples, saskatoons, raspberries, chokecherries, or gather asparagus from your own established patch. A calming pond, fenced garden, larger greenhouse, and a versatile coop currently housing peacocks add to the charm of the property. Several sheds and a large tarp garage (securely cemented into place) offer plenty of storage. The front south-facing deck is the perfect spot to enjoy your morning coffee or watch the sun set on the horizon.

Inside the home, you'll find five bedrooms and two full bathrooms, including a spacious 5-piece bath with double sinks. A natural gas fireplace brings cozy warmth to the open concept living area. Laundry is currently on the main floor, but with plumbing and electrical already in place downstairs, there's flexibility for your preferred setup.

The property is serviced with a well, septic



system and natural gas and the well-treed setting offers privacy and shelter year-round. Whether you’re growing your own food, raising animals, or simply enjoying the peace and quiet of rural life, this acreage is ready to welcome you home.

Don’t miss your chance to enjoy quiet country living with all the essentials already in place.

Built in 1999

**Essential Information**

|                |                                  |
|----------------|----------------------------------|
| MLS® #         | A2240322                         |
| Price          | \$460,000                        |
| Bedrooms       | 5                                |
| Bathrooms      | 1.00                             |
| Full Baths     | 1                                |
| Square Footage | 1,148                            |
| Acres          | 23.10                            |
| Year Built     | 1999                             |
| Type           | Residential                      |
| Sub-Type       | Detached                         |
| Style          | Acreage with Residence, Bungalow |
| Status         | Active                           |

**Community Information**

|             |                                 |
|-------------|---------------------------------|
| Address     | 21242 Twp Rd 37-4               |
| Subdivision | NONE                            |
| City        | Rural Stettler No. 6, County of |
| County      | Stettler No. 6, County of       |
| Province    | Alberta                         |
| Postal Code | T0C 2L0                         |

**Amenities**

|         |            |
|---------|------------|
| Parking | Off Street |
|---------|------------|

**Interior**

|                   |                               |
|-------------------|-------------------------------|
| Interior Features | Central Vacuum, Double Vanity |
|-------------------|-------------------------------|

|                 |                                                        |
|-----------------|--------------------------------------------------------|
| Appliances      | Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s) |
| Heating         | Natural Gas, Boiler                                    |
| Cooling         | None                                                   |
| Fireplace       | Yes                                                    |
| # of Fireplaces | 1                                                      |
| Fireplaces      | Gas                                                    |
| Has Basement    | Yes                                                    |
| Basement        | Full, Partially Finished                               |

## Exterior

|                   |                                |
|-------------------|--------------------------------|
| Exterior Features | Garden, Rain Barrel/Cistern(s) |
| Lot Description   | Fruit Trees/Shrub(s), Treed    |
| Roof              | Asphalt Shingle                |
| Construction      | Vinyl Siding, Wood Frame       |
| Foundation        | Poured Concrete                |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 16th, 2025 |
| Days on Market | 3               |
| Zoning         | AG              |

## Listing Details

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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