

# \$525,000 - 49464 Rr 200, Rural Camrose County

MLS® #A2242020

**\$525,000**

2 Bedroom, 2.00 Bathroom, 2,173 sqft

Agri-Business on 39.99 Acres

NONE, Rural Camrose County, Alberta

Situated on 39.99 acres is a 2173 sq/ft Home with a Double Attached Garage and 40' x 40' Shop. The Home has an open concept with vaulted ceilings throughout the Living room, Dining, and Kitchen. The renovated kitchen has lots of cabinets and a Huge Island. The Primary Bedroom has a Ensuite bathroom that awaits its finishing touches. Another Bedroom, and Completely Renovated 4 piece Bathroom is accompanied by the laundry with a sink and shower to conclude the floor plan. The Shop is Metal Cladded Inside and Out, has Commercial trusses, Power, Heat, is Roughed in for In-Floor Heat, all on a 6" Concrete Slab with a Floor Drain. The Home has a 3300+/- gallon Cistern for water. The Property is Fenced and cross-fenced into 3 pastures with a Dugout fed Solar Stock Waterer, and a 1250+/- gallon Cistern. This Renovated Home, Shop, and more is set up for animals and life in the country!

Built in 1984

## Essential Information

MLS® #	A2242020
Price	\$525,000
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	2,173



Acres	39.99
Year Built	1984
Type	Agri-Business
Sub-Type	Agriculture
Style	Bungalow
Status	Active

### Community Information

Address	49464 Rr 200
Subdivision	NONE
City	Rural Camrose County
County	Camrose County
Province	Alberta
Postal Code	T0B 2M1

### Amenities

Parking	Double Garage Attached
# of Garages	2

### Interior

Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer
Heating	Natural Gas
Basement	None

### Exterior

Roof	Metal
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	July 21st, 2025
Days on Market	4
Zoning	AG

### Listing Details

Listing Office	RE/MAX Real Estate (Edmonton)
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