

# \$455,000 - 7, 120053 Range Road 121, Rural Woodlands County

---

MLS® #A2252717

**\$455,000**

4 Bedroom, 2.00 Bathroom, 1,681 sqft  
Residential on 9.27 Acres

NONE, Rural Woodlands County, Alberta

Welcome to this stunning acreage at Whispering Hills, a perfect retreat for families seeking space, tranquility, and nature. Surrounded by a beautiful array of mature trees, this property offers plenty of opportunities for exploration and outdoor activities. While the home is open to the road, the lush woodland provides privacy and a sense of adventure right in your backyard. Built in 2018, this charming 1,680 sq ft modular home features four bedrooms, ideal for family living. You'll love the open-concept kitchen that seamlessly transitions to the pantry and laundry room—perfect for busy family life. The primary suite features a luxurious 5-piece ensuite and a large walk-in closet on one side, while the three additional bedrooms and a 4-piece bath add convenience and space on the other. The spacious 32x28 garage, has a 10-foot door, two exterior outlets, and 10 interior outlets—including a 220V plug—make it perfect for hobbies and projects. The reinforced ceiling is ideal for hunters wanting to bring game home.

Set on 9.78 acres of pristine land, the property boasts a serene creek flowing through the landscape with a cleared pathway leading down to a peaceful picnic spot. The well, installed in 2018, is highly productive, averaging over 35 GPM, and the property includes a modern septic treatment system.



Whether you're seeking outdoor recreation, peaceful surroundings, or a warm family home, this acreage offers the perfect blend of comfort for every buyer.

Built in 2018

**Essential Information**

|                |                                                 |
|----------------|-------------------------------------------------|
| MLS® #         | A2252717                                        |
| Price          | \$455,000                                       |
| Bedrooms       | 4                                               |
| Bathrooms      | 2.00                                            |
| Full Baths     | 2                                               |
| Square Footage | 1,681                                           |
| Acres          | 9.27                                            |
| Year Built     | 2018                                            |
| Type           | Residential                                     |
| Sub-Type       | Detached                                        |
| Style          | Acreage with Residence, Double Wide Mobile Home |
| Status         | Active                                          |

**Community Information**

|             |                          |
|-------------|--------------------------|
| Address     | 7, 120053 Range Road 121 |
| Subdivision | NONE                     |
| City        | Rural Woodlands County   |
| County      | Woodlands County         |
| Province    | Alberta                  |
| Postal Code | T7S 1N4                  |

**Amenities**

|              |                        |
|--------------|------------------------|
| Parking      | Double Garage Detached |
| # of Garages | 2                      |

**Interior**

|                   |                                                                           |
|-------------------|---------------------------------------------------------------------------|
| Interior Features | High Ceilings, Kitchen Island, Open Floorplan, Pantry                     |
| Appliances        | Garage Control(s), Refrigerator, Stove(s), Washer/Dryer, Window Coverings |
| Heating           | Forced Air                                                                |
| Cooling           | None                                                                      |

|          |      |
|----------|------|
| Basement | None |
|----------|------|

## Exterior

|                   |                                                                |
|-------------------|----------------------------------------------------------------|
| Exterior Features | Other                                                          |
| Lot Description   | Brush, Cul-De-Sac, Greenbelt, Landscaped, No Neighbours Behind |
| Roof              | Asphalt Shingle                                                |
| Construction      | Vinyl Siding                                                   |
| Foundation        | Piling(s)                                                      |

## Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 4th, 2025 |
| Days on Market | 61                  |
| Zoning         | Country Residential |

## Listing Details

|                |                               |
|----------------|-------------------------------|
| Listing Office | RE/MAX ADVANTAGE (WHITECOURT) |
|----------------|-------------------------------|

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.