

# \$3,799,000 - 34126 Range Road 2-0, Rural Red Deer County

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MLS® #A2208498

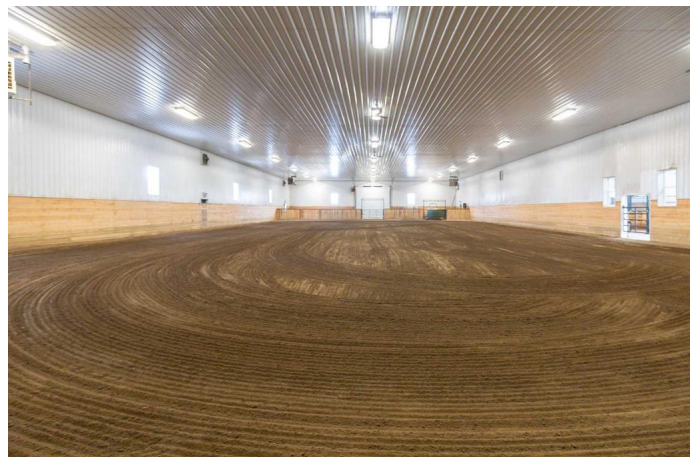
**\$3,799,000**

6 Bedroom, 5.00 Bathroom, 1,667 sqft  
Residential on 153.10 Acres

NONE, Rural Red Deer County, Alberta

Welcome to this immaculate 153-acre property in Red Deer County, just 12 minutes NW of Olds, less than an hour to Calgary and 30 minutes to Red Deer. The main home is a 1,667 sq ft bungalow with a double heated attached garage. Inside, you'll find three bedrooms on the main floor, including a spacious primary suite with a four-piece ensuite, plus another full bathroom and a well-appointed laundry room with access to the garage. The open-concept kitchen, dining, and living area is bright and inviting, with large windows offering stunning views from every angle. The kitchen features warm wood cabinetry and a large island, while the living room adds a cozy charm with its wood-burning stove. Hunter Douglas blinds are installed throughout for comfort and efficiency. A screened-in sunroom with a patio door and fully opening windows provides a peaceful space to enjoy the views and all four seasons. The finished basement includes another bedroom, a three-piece bathroom, a large rec room and a hobby room. There is in-floor heat in the basement, instant hot water, and a 50-gallon automatic water heater. The home also has A/C.

Equestrian or livestock amenities include a professionally built, insulated and heated 80x180 INDOOR RIDING ARENA with humidity control, four forced-air heaters, a 14x14 overhead door and air circulation fans.



The arena ground footing was professional done. A roll-up door connects to the 20x120 BARN with in-floor and overhead heat , four soft-cushioned stalls, a wash bay, large tack room with a sink, and built-in saddle racks. A 20x60 lean-to adds more storage and shelter. The arena is monitored by seven professionally installed, Wi-Fi-compatible security cameras.

Attached to the arena is a beautiful 1,701 sq ft home with a full wraparound veranda. It offers two bedrooms, including a generous primary suite with a five-piece ensuite and a massive walk-in closet, plus an office with a window overlooking the arena. The kitchen offers abundant cabinetry and a central island, while the dining area features patio doors and the living room boasts another cozy wood stove. A spacious mudroom/laundry room and ample storage throughout make this home as practical as it is charming.

Outbuildings include a partially heated 60x90 SHOP, a heated 30x36 MAIN BARN with two stalls—one convertible to a foaling stall with a camera monitor—and a heated tack room with hot and cold water. The massive 70x43 hay shed holds up to 300 large square bales. Aviation lovers will appreciate the 42x36 airplane hangar with a bi-fold door, a tower and a private runway stretching nearly the full length of the quarter. The land is thoughtfully fenced with all-rail fencing—NO BARBED WIRE—and includes a mix of pasture and paddocks, including introduction pens, automatic waterers, and 2 OUTDOOR RIDING ARENAS. There are also 3 high producing water wells on the property. Approximately 80 acres of cultivated farmland with two dugouts complete this versatile and truly impressive property.

Built in 2008

## Essential Information

MLS® #	A2208498
Price	\$3,799,000
Bedrooms	6
Bathrooms	5.00
Full Baths	5
Square Footage	1,667
Acres	153.10
Year Built	2008
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

## Community Information

Address	34126 Range Road 2-0
Subdivision	NONE
City	Rural Red Deer County
County	Red Deer County
Province	Alberta
Postal Code	T0M 0K0

## Amenities

Parking Spaces	6
Parking	Double Garage Attached, Parking Pad
# of Garages	2

## Interior

Interior Features	Central Vacuum, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, See Remarks, Sump Pump(s), Tankless Hot Water, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	See Remarks
Heating	In Floor, Forced Air, Natural Gas, Wood Stove
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Wood Burning Stove
Has Basement	Yes
Basement	Finished, Full

**Exterior**

Exterior Features	Dog Run, Kennel, RV Hookup
Lot Description	Dog Run Fenced In, Farm, Lawn, Pasture, See Remarks, Cleared
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

**Additional Information**

Date Listed	April 9th, 2025
Days on Market	34
Zoning	AG

**Listing Details**

Listing Office	CIR Realty
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