

# \$889,000 - 270002 Ab 505 Highway, Glenwood

MLS® #A2164406

**\$889,000**

4 Bedroom, 3.00 Bathroom, 2,289 sqft

Residential on 3.38 Acres

NONE, Glenwood, Alberta

This is a must see acreage with a majestic view of the mountains and the Belly river valley below. This property has been used as a Air B&B and has been very successful. The rustic touch gives a tranquil feeling and has a lot of character. The property sits on 3.38 acres with a 2 car detached garage and a 33 x 50 horse barn. This property has household irrigation usage through the United Irrigation District. This property is near Glenwood which has all the amenities for raising a family. The Belly River can be accessed on the road allowance which is near the property. Looking for location and view this is the place.

Built in 1905

## Essential Information

|                |   |
|----------------|---|
| MLS® #         | A2164406                                  |
| Price          | \$889,000                                 |
| Bedrooms       | 4   |
| Bathrooms      | 3.00                                      |
| Full Baths     | 2   |
| Half Baths     | 1   |
| Square Footage | 2,289                                     |
| Acres          | 3.38                                      |
| Year Built     | 1905                                      |
| Type           | Residential                               |
| Sub-Type       | Detached                                  |
| Style          | 1 and Half Storey, Acreage with Residence |
| Status         | Active                                    |



## Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 270002 Ab 505 Highway |
| Subdivision | NONE                  |
| City        | Glenwood              |
| County      | Cardston County       |
| Province    | Alberta               |
| Postal Code | T0K 2R0               |

## Amenities

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

## Interior

|                   |   |
|-------------------|---|
| Interior Features | High Ceilings, Kitchen Island, Natural Woodwork, Separate Entrance, Wood Counters |
| Appliances        | Refrigerator, Stove(s), Washer/Dryer  |
| Heating           | Central, Fireplace(s), Forced Air, Natural Gas                                    |
| Cooling           | None  |
| Fireplace         | Yes   |
| # of Fireplaces   | 1   |
| Fireplaces        | Wood Burning  |
| Has Basement      | Yes   |
| Basement          | Finished, Partial   |

## Exterior

|                   |                                  |
|-------------------|----------------------------------|
| Exterior Features | Private Yard                     |
| Lot Description   | Creek/River/Stream/Pond, Private |
| Roof              | Metal                            |
| Construction      | Concrete, Wood Frame             |
| Foundation        | Poured Concrete                  |

## Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 9th, 2024 |
| Days on Market | 230                 |
| Zoning         | Country residential |

## Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | RE/MAX CARDSTON REALTY |
|----------------|------------------------|

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.