

\$749,000 - 452074 Rr 73, Alder Flats

MLS® #A2197926

\$749,000

2 Bedroom, 1.00 Bathroom, 1,151 sqft

Agri-Business on 160.00 Acres

NONE, Alder Flats, Alberta

Private 160 acres with a Shop and Cabin. The Gated driveway leads to the yard site of this private getaway. Situated on the property is a 1151 sq/ft cabin and a 32'x55' shop. The Cabin built in 2015 has two bedrooms, one bathroom, and is heated with a wood fireplace and a wood burning in-floor heat system. The shop built in 2010 has a cement floor, power, kitchen, bathroom, and is also heated with a wood burning in-floor heat system. Great for hunting, quadding, or just relaxing. Kept private with lots of mature trees.

Built in 2015

Essential Information

MLS® #	A2197926
Price	\$749,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,151
Acres	160.00
Year Built	2015
Type	Agri-Business
Sub-Type	Agriculture
Status	Active

Community Information

Address	452074 Rr 73
Subdivision	NONE



City	Alder Flats
County	Wetaskiwin No. 10, County of
Province	Alberta
Postal Code	T0C 0A0

Interior

Appliances	Dishwasher, Dryer, Electric Stove, Freezer, Refrigerator, Washer, Washer/Dryer Stacked
Heating	In Floor

Exterior

Roof	Asphalt Shingle
Foundation	Slab

Additional Information

Date Listed	February 27th, 2025
Days on Market	52
Zoning	AG

Listing Details

Listing Office	RE/MAX Real Estate (Edmonton)
----------------	-------------------------------

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.