

# \$2,200,000 - 255002 Range Road 241, Rural Wheatland County

MLS® #A2202318

**\$2,200,000**

6 Bedroom, 3.00 Bathroom, 2,204 sqft  
Residential on 235.00 Acres

NONE, Rural Wheatland County, Alberta

Nestled in the heart of the prairies , surrounded by mature trees you will find this quiet GEM...!! Situated in the County of Wheatland, this property is very commutable to Strathmore, Calgary and the Airport. It includes 235 acres with 50 acres of irrigation rights. Approx 205 acres cultivated with the balance pasture with water. A 2204 sq.ft. home with upgrades such as the bathrooms, furnaces, Hot water Tank and new septic. It has a 26x 32 shop and a Quonset.....

Built in 1970

## Essential Information

MLS® #	A2202318
Price	\$2,200,000
Bedrooms	6
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,204
Acres	235.00
Year Built	1970
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, 3 Level Split
Status	Active

## Community Information



Address	255002 Range Road 241
Subdivision	NONE
City	Rural Wheatland County
County	Wheatland County
Province	Alberta
Postal Code	T1P 0K9

### **Amenities**

Parking	Quad or More Attached
---------	-----------------------

### **Interior**

Interior Features	High Ceilings, Bookcases
Appliances	Dishwasher, Dryer, Electric Range, Refrigerator, Washer
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning Stove
Has Basement	Yes
Basement	Partial, Unfinished

### **Exterior**

Exterior Features	Fire Pit, Private Yard
Lot Description	Creek/River/Stream/Pond, Farm
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Block

### **Additional Information**

Date Listed	March 12th, 2025
Days on Market	21
Zoning	AG

### **Listing Details**

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.