



## 32102 Range Road 42 , Rural Mountain View County, Alberta - \$660,000



Main Photo

### Property Description

This 6.72-acre property is an excellent opportunity for those looking to enter acreage living without sacrificing convenience. The home offers over 1,300 sq. ft. of functional living space and has recently seen many updates, including fresh landscaping, new vinyl flooring, new appliances, fresh paint, and treated decks. The layout includes a bright east-facing living room with a wood-burning stove, an open kitchen and dining area with room for a large table or future island, three bedrooms, a full 4-piece bathroom, and a dedicated laundry room. Outdoor living is well designed with two east-facing front decks to enjoy the morning sun and a large west-facing rear deck to take in mountain views and sunsets. The land is fenced and ready for animals, with a stock waterer, hydrant, pens, and shelters already set up (metal panels excluded). Outbuildings include a wired bunkhouse/cabin with loft, multiple chicken coups, woodshed, and a barn with stalls and tack storage. Additional upgrades provide peace of mind, including a newer metal roof, upgraded plumbing and electrical, and updated well and septic systems. Located just 15 minutes to



Sundre, 20 minutes to Olds or Didsbury, and 45 minutes to Cochrane, this property offers the perfect balance of country living and access to amenities. This home comes with a pre-listing home inspection available with a successful offer.

## REALTOR Referral

---



REALTOR®

**Mobile:** N/A

**Email:** N/A

**Website:** <https://www.real-estate-homes.ca/>

*Courtesy Of: Coldwell Banker Vision Realty*



P: