

\$579,000 - 48466 Rge Rd 281, Rural Leduc County

MLS® #E4427649

\$579,000

2 Bedroom, 2.00 Bathroom, 1,492 sqft

Rural on 11.98 Acres

None, Rural Leduc County, AB

If you're looking for an acreage with a good large house and an excellent set of buildings, this is the one for you! Located 1.2 kms from pavement, this 1492 sq ft bungalow offers a convenient kitchen with an adjoining dining area with built in oak china cabinet. Appliances include a gas range, range hood, SS fridge and BI dishwasher. The large adjoining living room boasts a huge picture window. Two bedrooms, a 4 pce bath and laundry complete the main floor. The partially finished lower level boasts a huge family room with a gas fireplace and 2 pce bath. Out buildings include a 50' X 30" heated shop with 220 amp service, concrete floor and a new overhead door. Other outbuilding include a hip roof barn with attached hog barn, cattle shelter and 2 hay sheds. A fenced horse enclosure was recently added. Gorgeous shelter belt and small creek running through the property. Check out this great acreage close to pavement, schools and YEG.

Built in 1971

Essential Information

| | |
|-----------|-----------|
| MLS® # | E4427649 |
| Price | \$579,000 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |



| | |
|----------------|------------------------|
| Full Baths | 1 |
| Half Baths | 2 |
| Square Footage | 1,492 |
| Acres | 11.98 |
| Year Built | 1971 |
| Type | Rural |
| Sub-Type | Detached Single Family |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|--------------------|
| Address | 48466 Rge Rd 281 |
| Area | Rural Leduc County |
| Subdivision | None |
| City | Rural Leduc County |
| County | ALBERTA |
| Province | AB |
| Postal Code | T0C 2P0 |

Amenities

| | |
|----------|---|
| Features | Hot Water Natural Gas, Parking-Extra, R.V. Storage, Vinyl Windows |
|----------|---|

Interior

| | |
|--------------|---------------------------|
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Stories | 1 |
| Has Basement | Yes |
| Basement | Full, Partially Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood |
| Exterior Features | Landscaped, Low Maintenance Landscape, Schools, Treed Lot, Vegetable Garden |
| Construction | Wood |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 27th, 2025 |
| Days on Market | 16 |

Zoning

Zone 90

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Listing information last updated on April 12th, 2025 at 8:17am MDT