

\$649,000 - 101 59218a Rge Rd 35, Rural Barrhead County

MLS® #E4460852

\$649,000

4 Bedroom, 3.00 Bathroom, 1,364 sqft

Rural on 3.21 Acres

None, Rural Barrhead County, AB

Extraordinary acreage estate located down dead end road backing onto the Provincially recognized Barrhead Golf Course only 3mi from the town. Modern quality built bungalow features 4 bdrms & 3 full baths w/extras, high vault ceilings, hardwood floors, professional kitchen, convenient main floor laundry, cold room, quality heating & A.C., walk up basement, plus more. Extensive outbuildings including but not limited to an oversized attached garage, oversized detached vaulted workshop, high wall R.V/ equipment shed, greenhouse & storage. Mature sheltering & striking perimeter trees outline the property complete w/ feature pond, surreal fire pit area overlooking landscaped pond, extensive patio stone work, large fenced garden, greenhouse, gated entrance, close proximity to the Paddle River, private peaceful yard site. An absolute must see gem which has been lovingly cared for & featuring so many more quality features & atmosphere that must be seen in person readily awaiting you & yours.

Built in 2008

Essential Information

MLS® # E4460852

Price \$649,000



Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,364
Acres	3.21
Year Built	2008
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	101 59218a Rge Rd 35
Area	Rural Barrhead County
Subdivision	None
City	Rural Barrhead County
County	ALBERTA
Province	AB
Postal Code	T7N 1N3

Amenities

Features	See Remarks
----------	-------------

Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, In Floor Heat System, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood
Exterior Features	Corner Lot, Fenced, Landscaped, Private Setting, See Remarks
Construction	Wood
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 2nd, 2025
Days on Market	3

Zoning

Zone 70

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on October 4th, 2025 at 11:47pm MDT