

# \$860,000 - 263042 Highway 564, Rural Wheatland County

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MLS® #A2234336

**\$860,000**

3 Bedroom, 2.00 Bathroom, 1,461 sqft  
Residential on 3.00 Acres

NONE, Rural Wheatland County, Alberta

The Acreage That Checks Every Boxâ€”Just Outside Lyalta

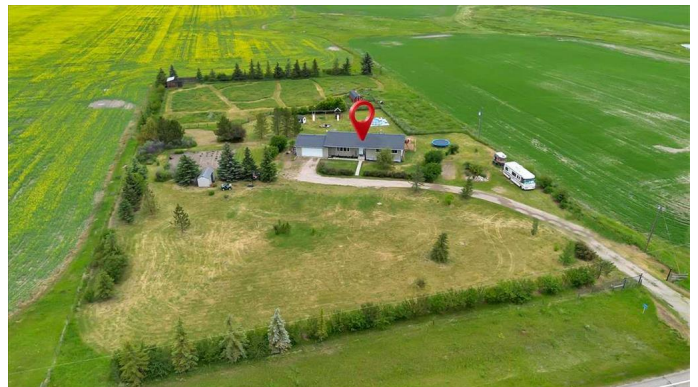
If youâ€™ve been searching for the kind of space where your kids can roam, your animals can thrive, and youâ€™re still close enough to hit Costco without packing a lunchâ€”this is it. Located just minutes from Lyalta and a quick drive to Calgary, this 3-acre property offers the perfect blend of functionality, privacy, and updates that make life easy.

Inside, this 3-bedroom, 2-bath bungalow has been freshly painted and features new vinyl plank flooring throughout. The kitchen has been fully redone, offering a bright, modern space at the heart of the home. Downstairs, youâ€™ll find a partially finished basement with a large games area and a huge storage roomâ€”ready for your gym, workshop, or movie nights.

Outside is where this property truly shines. The entire acreage is fenced, with cross-fenced pasture, a wind shelter, and a barn that works great for sheep, chickens, or 4H projects. Youâ€™ve got a vegetable garden, custom outdoor shower, fire pit area, and even an above-ground pool for summer days. Plus: RV parking, a shed, and a fully fenced dog run.

A top-of-the-line water filtration system, private well, and septic field mean the essentials are taken care ofâ€”and done right.

Itâ€™s private. Itâ€™s peaceful. Itâ€™s ready



for your family.

Built in 1992

### Essential Information

MLS® #	A2234336
Price	\$860,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,461
Acres	3.00
Year Built	1992
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

### Community Information

Address	263042 Highway 564
Subdivision	NONE
City	Rural Wheatland County
County	Wheatland County
Province	Alberta
Postal Code	T1P0N9

### Amenities

Parking	Double Garage Attached, Parking Pad
# of Garages	2

### Interior

Interior Features	Built-in Features, Closet Organizers, No Smoking Home, Open Floorplan, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Garage Control(s), Microwave, Range, Washer, Water Softener, Window Coverings, Built-In Refrigerator, Water Conditioner, Water Purifier
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes

Basement	Full, Partially Finished
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## Exterior

Exterior Features	Dog Run, Fire Pit, Private Entrance, Private Yard, Kennel, Rain Gutters
Lot Description	Back Yard, Backs on to Park/Green Space, Front Yard, Garden, Landscaped, Lawn, Many Trees, No Neighbours Behind, Pasture, Private, Brush, Dog Run Fenced In, Treed, Views
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 27th, 2025
Days on Market	53
Zoning	CR

## Listing Details

Listing Office	RE/MAX Key
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