$1,700,000 - 45002 Range Rd 281, Rural Cardston County
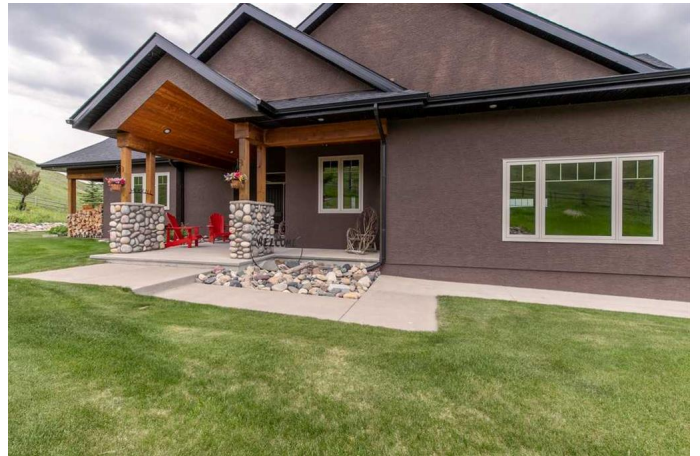
MLS® #A2201910

$1,700,000

3 Bedroom, 3.00 Bathroom, 2,593 sqft
Residential on 85.00 Acres

NONE, Rural Cardston County, Alberta

This is the ULTIMATE acreage property. A luxury home with landscaping and underground sprinklers around the residence and then more than 80 acres of native pasture on the Waterton River across from the Waterton Reservoir. Private, pristine, picture perfect with prairie and mountain views. This property's west edge is the Waterton River. Truly idyllic. People come from all over the world to vacation here. Come make this where you live! Whether you love water recreation on the Waterton Reservoir, skiing at Castle Ski Resort, hiking in the Castle Wildland Provincial Park or Waterton Lakes National Park, fishing the rivers, or becoming part of the small village life of nearby Hill Spring and Glenwood, it is all close by. This property is set up for the horse lover with tack room, corrals, round pen, and wind shelters. Descriptions will not suffice on the house! Check out the virtual tour and photos to be overwhelmed by this high end home that has been meticulously cared for. The functionality of the floor plan is matched by the beautiful form. Every detail has been well thought out and the Gemstone lighting is the jewel on the crown. The sun room with the fireplace is enough to win anyone over. This is a legacy property. This quality and comfort and beautiful setting are seldom found all in one property. Everything is ready for someone to live their dream. The furnace and the air conditioner are new! Check out the

Virtual Tour and the Drone video. Call your favourite realtor and come imagine your new life here.

Built in 2007

Essential Information

MLS® #	A2201910
Price	$1,700,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,593
Acres	85.00
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey, Acreage with Residence
Status	Active

Community Information

Address	45002 Range Rd 281
Subdivision	NONE
City	Rural Cardston County
County	Cardston County
Province	Alberta
Postal Code	T0K1E0

Amenities

Parking Spaces	10
Parking	Triple Garage Attached
# of Garages	3
Waterfront	River Access, River Front

Interior

Interior Features	Central Vacuum, No Animal Home, No Smoking Home, Pantry, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Disposal, Garage Control(s), Gas

	Range, Microwave, Range Hood, Refrigerator, Washer/Dryer, Water Conditioner, Water Softener
Heating	Central, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Gas Log, Gas Starter, Glass Doors, Living Room, Stone, Sun Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Lighting
Lot Description	Landscaped, Lawn, Native Plants, Pasture, Private, Secluded
Roof	Asphalt Shingle
Construction	ICFs (Insulated Concrete Forms), Stone, Stucco
Foundation	ICF Block

Additional Information

Date Listed	March 13th, 2025
Days on Market	99
Zoning	AG

Listing Details

Listing Office	Century 21 Foothills South Real Estate