

# \$585,000 - 48003 Range Road 60, Rural Brazeau County

MLS® #A2215314

**\$585,000**

2 Bedroom, 1.00 Bathroom, 3,159 sqft

Residential on 4.99 Acres

NONE, Rural Brazeau County, Alberta

Multi-Generational Potential with Style & Versatility: Whether you're a young couple planning ahead or an older couple wanting to welcome extended family or guests, this unique home offers outstanding flexibility, comfort, and character. The wide-open concept is â€œon steroids,â€• with soaring ceilings, a large living room, modern kitchen. The main-floor master bedroom makes living easy and accessible, while the loft offers the perfect opportunity to add up to two more bedrooms and another bathroom. Features like in-floor heating, instant hot water, and high-end appliances bring a touch of luxury to your daily routine. The landscaped yard is pristine and welcoming, ideal for relaxing or entertaining outdoors. And donâ€™t forget the fully serviced RV padâ€”perfect for hosting out-of-town family . The large shop adds the icing on the cake, whether you need a workspace, storage, or a place to tinker on weekend projects. If you're looking for a home that grows with you, supports your lifestyle, and stands out from the restâ€”this is the one.

Built in 2015

## Essential Information

MLS® # A2215314

Price \$585,000

Bedrooms 2



Bathrooms	1.00
Full Baths	1
Square Footage	3,159
Acres	4.99
Year Built	2015
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey
Status	Active

### **Community Information**

Address	48003 Range Road 60
Subdivision	NONE
City	Rural Brazeau County
County	Brazeau County
Province	Alberta
Postal Code	T0C 0P0

### **Amenities**

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Heating Paid For
Parking Spaces	5
Parking	Parking Pad, Asphalt

### **Interior**

Interior Features	Ceiling Fan(s), High Ceilings, Open Floorplan, Vinyl Windows
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Freezer, Gas Range, Instant Hot Water
Heating	In Floor, Natural Gas, Boiler
Cooling	None
Basement	None

### **Exterior**

Exterior Features	Private Yard
Lot Description	Landscaped, Lawn, Many Trees, Rectangular Lot
Roof	Metal
Construction	Wood Frame, Concrete, Metal Siding
Foundation	Slab

### **Additional Information**

Date Listed	April 25th, 2025
Days on Market	112
Zoning	AGH

### **Listing Details**

Listing Office	Digger Real Estate Inc.
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