

# **\$1,399,900 - 730005 724 Highway, Rural Grande Prairie No. 1, County of**

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MLS® #A2189960

**\$1,399,900**

6 Bedroom, 4.00 Bathroom, 2,317 sqft  
Residential on 11.07 Acres

NONE, Rural Grande Prairie No. 1, County of,  
Alberta

Escape the hustle and bustle of city life and immerse yourself in the tranquility of this stunning 11-acre acreage. Nestled in the picturesque countryside between Leglace and Wembley only 22 mins west of Costco (pavement all the way to property + paved yard), this expansive property offers the perfect blend of natural beauty and rural charm, making it an idyllic retreat for those seeking a peaceful and private lifestyle. The centerpiece of this property is a 2317 SQFT custom-built home with tasteful design throughout, offering the ultimate in comfort and luxury. Boasting 6 bedrooms and 4 full bathrooms, this spacious residence provides ample space for families and guests, making it ideal for gatherings and celebrations. There is also a 60x40 shop (16' ceiling all concrete and heated floors) There's another detached pole shed 30'x40' with concrete floor unheated. Outside, the possibilities are endless. Spend your days exploring the sprawling grounds, gardening in the sun-drenched backyard, or simply enjoying the peace and quiet of nature. With acres of land to call your own, you'll have the freedom to create the lifestyle you've always dreamed of. Notable features home on water well, dugout/pond, pump septic, skating rink, dirt bike track, many trails and trees. A must see acreage property.



Built in 1993

## Essential Information

MLS® #	A2189960
Price	\$1,399,900
Bedrooms	6
Bathrooms	4.00
Full Baths	4
Square Footage	2,317
Acres	11.07
Year Built	1993
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

## Community Information

Address	730005 724 Highway
Subdivision	NONE
City	Rural Grande Prairie No. 1, County of
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T0H3S0

## Amenities

Parking	Double Garage Attached
# of Garages	4

## Interior

Interior Features	See Remarks
Appliances	See Remarks
Heating	In Floor, Forced Air
Cooling	Other
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Balcony, Dog Run, Fire Pit, Garden, Playground, Private Entrance, Private Yard, Storage, Barbecue, BBQ gas line, None
Lot Description	Garden, Many Trees, Private, Fruit Trees/Shrub(s)
Roof	Shake
Construction	Cement Fiber Board
Foundation	Poured Concrete

### **Additional Information**

Date Listed	January 24th, 2025
Days on Market	91
Zoning	CR-5

### **Listing Details**

Listing Office	Sutton Group Grande Prairie Professionals
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