

\$825,000 - On Range Road 260, Rural Red Deer County

MLS® #A2198499

\$825,000

0 Bedroom, 0.00 Bathroom,
Land on 144.33 Acres

NONE, Rural Red Deer County, Alberta

DREAM HOME SITE / RECREATION / PASTURE - Gorgeous rolling hills of grassland less than 10 minutes east of Red Deer!! Incredible views to the east and north. Potential dream home build site is quiet, private, and protected by native trees. Power is installed and water well will be drilled March/April 2025. Wildlife and beautiful wild flowers in abundance. There is one water dugout reservoir toward the east side of the quarter The fully fenced land was not grazed in 2024 presenting an incredible opportunity to get cattle out on the land early and with lots of forage reserve in place as the new spring/summer grass grows in the protected canopy. Stunning place to watch nature, hike, exercise, ride your horse, or off-road vehicles. **BONUS** - Surface lease revenue of \$4500 annual.



Essential Information

MLS® #	A2198499
Price	\$825,000
Bathrooms	0.00
Acres	144.33
Type	Land
Sub-Type	Residential Land
Status	Active

Community Information

Address On Range Road 260

Subdivision	NONE
City	Rural Red Deer County
County	Red Deer County
Province	Alberta
Postal Code	T4G 0N8

Exterior

Lot Description	Private, Sloped, Views, Native Plants, Pasture
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Additional Information

Date Listed	March 5th, 2025
Days on Market	7
Zoning	AG

Listing Details

Listing Office	CIR Realty
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