

# \$1,462,000 - 243077 Range Road 255, Rural Wheatland County

MLS® #A2192373

**\$1,462,000**

5 Bedroom, 3.00 Bathroom, 1,901 sqft  
Residential on 5.00 Acres

NONE, Rural Wheatland County, Alberta

**\*\*Welcome to your dream acreage just minutes from Strathmore!\*\*** Enjoy the perfect balance of country serenity and city convenience with quick access to all amenities and an easy commute to Calgary via Highway 1. Set on 5 acres with paved access and no gravel roads, this impressive property offers breathtaking west-facing mountain views on clear days. The spacious, air-conditioned bi-level home offers over 3,760 sq ft of developed living space, featuring five bedrooms (plus two potential) and three full bathrooms. The primary suite is a true retreat with a large walk-in closet and a beautifully appointed ensuite with dual vanities. Recent upgrades include hardwood floors and a custom gourmet kitchen with granite countertops, ample cabinetry, and a large island—ideal for entertaining. The bright dining and living areas are framed by west-facing windows that capture stunning sunsets. The fully developed basement boasts in-floor heating and includes a large family room, three additional bedrooms, a full bathroom, a laundry room, and a versatile flex/storage space. The home is equipped with triple-glazed windows, Hardie board siding, a Dura Deck, two sump pumps, a boiler, a forced air system, and in-floor heating throughout. Central air conditioning keeps the home comfortable year-round. Outside, the 45' x 40' heated shop is a showstopper. It includes



220V power, 12-foot and 18-foot doors, and space to accommodate up to nine vehicles, making it perfect for car enthusiasts, contractors, or hobbyists. This is more than just a home—it's a lifestyle. Schedule your private viewing with your favorite real estate professional today.

Built in 2019

**Essential Information**

|                |                                  |
|----------------|----------------------------------|
| MLS® #         | A2192373                         |
| Price          | \$1,462,000                      |
| Bedrooms       | 5                                |
| Bathrooms      | 3.00                             |
| Full Baths     | 3                                |
| Square Footage | 1,901                            |
| Acres          | 5.00                             |
| Year Built     | 2019                             |
| Type           | Residential                      |
| Sub-Type       | Detached                         |
| Style          | Acreage with Residence, Bi-Level |
| Status         | Active                           |

**Community Information**

|             |                        |
|-------------|------------------------|
| Address     | 243077 Range Road 255  |
| Subdivision | NONE                   |
| City        | Rural Wheatland County |
| County      | Wheatland County       |
| Province    | Alberta                |
| Postal Code | T1P 0H9                |

**Amenities**

|                |  |
|----------------|--|
| Parking Spaces | 20   |
| Parking        | 220 Volt Wiring, Driveway, Garage Door Opener, Heated Garage, Oversized, Quad or More Detached |
| # of Garages   | 9  |

## Interior

|                   |  |
|-------------------|--|
| Interior Features | Breakfast Bar, Chandelier, Double Vanity, Granite Counters, Vinyl Windows, Kitchen Island, Open Floorplan, See Remarks, Recessed Lighting, Sump Pump(s), Walk-In Closet(s) |
| Appliances        | Dishwasher, Gas Stove, Refrigerator, Range Hood  |
| Heating           | Boiler, Forced Air, In Floor, Natural Gas  |
| Cooling           | Central Air  |
| Has Basement      | Yes  |
| Basement          | Finished, Full   |

## Exterior

|                   |   |
|-------------------|---|
| Exterior Features | BBQ gas line, Private Yard  |
| Lot Description   | Backs on to Park/Green Space, Back Yard, Corner Lot, Front Yard, Low Maintenance Landscape, Landscaped, Many Trees, No Neighbours Behind, Paved, See Remarks, Secluded, Views |
| Roof              | Asphalt Shingle   |
| Construction      | See Remarks, Wood Frame   |
| Foundation        | Poured Concrete   |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | June 6th, 2025 |
| Days on Market | 60             |
| Zoning         | CR             |

## Listing Details

|                |              |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

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