

# \$874,900 - 7303 Township Road 120, Rural Cypress County

---

MLS® #A2210741

**\$874,900**

5 Bedroom, 3.00 Bathroom, 1,663 sqft  
Residential on 7.44 Acres

NONE, Rural Cypress County, Alberta

Just minutes west of the city, this beautiful one-owner Brost-built walk-out bungalow is nestled on 7.44 acres of beautifully developed landâ€”offering the perfect blend of country charm and everyday convenience. Step inside to a bright, open layout designed with family in mindâ€”featuring oversized windows that flood the home with natural light, a spacious drop zone, 5 (3+2) bedrooms, and a flexible bonus space. The spacious walk-out basement is nearly finished, giving you a head start on customizing even more space to suit your needs. Outside, the property is a dream for hobby farmers, horse lovers, or families craving room to roam. Itâ€™s fully fenced and cross-fenced, complete with animal shelters, feeders, a riding arena, and a fantastic water setup including Westside Water and SMRID. The yard is beautifully landscaped with established perennials, garden beds, and wide open spaces for kids, pets, or peaceful evenings under the prairie sky. The oversized heated garage offers up excellent parking, workspace and storage! With wrap-around decks, gorgeous views in every direction, and room for your entire crewâ€”this is the kind of acreage that feels like home from the moment you arrive.

Built in 2015

## Essential Information



MLS® #	A2210741
Price	\$874,900
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,663
Acres	7.44
Year Built	2015
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

### Community Information

Address	7303 Township Road 120
Subdivision	NONE
City	Rural Cypress County
County	Cypress County
Province	Alberta
Postal Code	T0K 1Z0

### Amenities

Parking	Triple Garage Attached
# of Garages	3

### Interior

Interior Features	Kitchen Island
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Electric, Family Room, Gas, Living Room
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Front Yard, G Sprinklers, Pasture, Rolling S
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete



**Additional Information**

Date Listed	April 15th, 2025
Days on Market	31
Zoning	CR2, Country Residential

**Listing Details**

Listing Office	REAL BROKER
----------------	-------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.