

# \$895,000 - 50029 Township Road 282, Rural Rocky View County

---

MLS® #A2217042

**\$895,000**

3 Bedroom, 3.00 Bathroom, 1,445 sqft  
Residential on 10.00 Acres

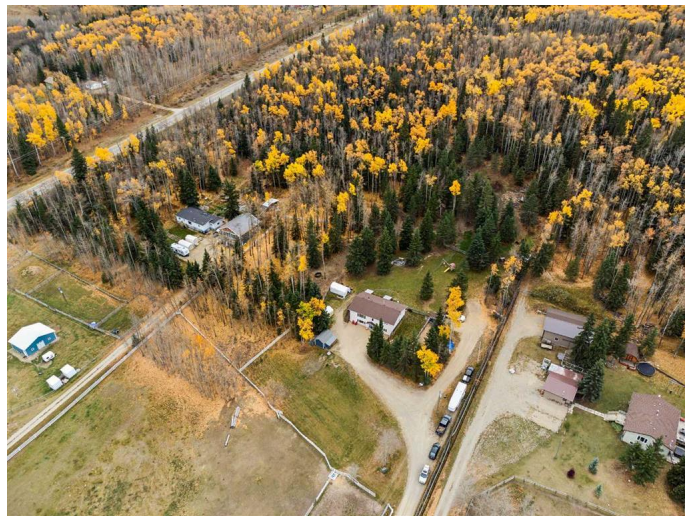
N/A, Rural Rocky View County, Alberta

Welcome to your very own piece of paradise! Nestled on a sprawling 10-acre parcel just 20 minutes from the City of Cochrane, this stunning acreage offers the perfect blend of rural serenity and modern comfort. At the heart of the property is a gorgeous bungalow that features a bright and spacious main level with two bedrooms and one and a half bathrooms. The home also includes an illegal one-bedroom, one-bathroom suite in the basementâ€”ideal for guests, extended family, or extra income potential.

Step inside to find cozy charm throughout, complete with two inviting fireplaces: one wood-burning for those crisp country evenings and one electric for effortless warmth. The massive bay window in the living room offers panoramic views of the beautifully maintained horse paddock, equipped with a waterer and shelterâ€”perfect for equestrian enthusiasts.

Outdoor living is just as impressive as the interior, with a firepit for evening gatherings, a large play structure for the kids, and a spacious wrap-around deck that includes two gazebos for year-round enjoyment. Pet owners will appreciate the fully fenced dog run, and for added convenience, two tarp shelters are included.

Water is never a concern here, thanks to a



reliable well system paired with a large cistern. The water is not only abundant but also delicious and safe to drink, enhanced by a high-quality water softener included with the home.

Whether you’re looking to embrace a hobby farm lifestyle, create a private family retreat, or simply escape the city without being too far from it, this property offers it all. Don’t miss the opportunity to own this exceptional acreage”peace, privacy, and endless possibilities await.

Built in 1991

Essential Information

MLS® #	A2217042
Price	\$895,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,445
Acres	10.00
Year Built	1991
Type	Residential
Sub-Type	Detached
Style	Bungalow, Acreage with Residence
Status	Active

Community Information

Address	50029 Township Road 282
---------	-------------------------

Subdivision	N/A
City	Rural Rocky View County
County	Rocky View County
Province	Alberta
Postal Code	T4C 1B2

### Amenities

Parking	Additional Parking, Driveway, Parking Pad, Gravel Driveway, RV Access/Parking
---------	---

### Interior

Interior Features	Ceiling Fan(s), Closet Organizers, High Ceilings, Laminate Counters, No Smoking Home, Open Floorplan, See Remarks, Separate Entrance, Track Lighting
Appliances	Dishwasher, Dryer, Electric Oven, Gas Range, Microwave Hood Fan, Range Hood, Refrigerator, Washer, Window Coverings, Water Softener
Heating	Fireplace(s), Forced Air, Natural Gas, Electric, Wood Stove, Wood
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Circulating, Electric, Family Room, Living Room, Wood Burning Stove
Has Basement	Yes
Basement	Exterior Entry, None, Walk-Out

### Exterior

Exterior Features	Balcony, Playground, Dog Run, Fire Pit, Private Entrance
Lot Description	Back Yard, Dog Run Fenced In, Many Trees, No Neighbours Behind, Treed, Views, Wooded
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Wood

### Additional Information

Date Listed	May 1st, 2025
Days on Market	7
Zoning	R-3

### Listing Details

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® 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.