

# \$844,900 - 39031 Range Road 10, Rural Red Deer County

MLS® #A2200031

**\$844,900**

4 Bedroom, 3.00 Bathroom, 1,417 sqft  
Residential on 3.00 Acres

Meridian Estates, Rural Red Deer County,  
Alberta

~WELCOME HOME~ Acreage life at its best! This remarkable property offers 3.04 acres of tranquility, privacy and AFFORDABILITY! This BUNGALOW has been immaculately cared for featuring 4 bedrooms, 3 bathrooms, and 2 gas fireplaces. Surrounded by mature trees and only minutes to Red Deer. A beautiful welcoming entrance the minute you open the front door. The spaciousness of the sunken living room creates an inviting open atmosphere, perfect for cozy evenings, or entertaining guests. The natural flow of the layout provides both privacy and connectivity, giving each room its own sense of purpose. Nestled on an impressive 3- acre lot, the property offers a serene retreat from the hustle and bustle of daily life. Imagine relaxing in your beautiful backyard, surrounded by nature and endless space to unwind or explore. Whether you're enjoying morning coffee on the patio, taking a walk through the grounds, or hosting a gathering, the possibilities are endless. Inside each bedroom offers generous space and comfort, with the bathrooms providing the perfect blend of style and function. The design of the home maximizes light and airflow, creating a harmonious space that is both ELEGANT AND PRACTICAL. Soaring Vaulted Ceilings on the main floor, Warm colors throughout, a main floor laundry providing additional convenience. A TRIPLE HEATED



garage offering luxury of space, imagine having room for not one or two but three vehicles-plus all the tools, equipment and toys you want to store. Perfect for year-round projects, protecting your cars from elements, tinkering or year-round projects. Added features, your horses are welcome here, and there is a horse shelter too!!! Stunning property with a fully developed basement featuring a fourth bedroom, office area, large storage room and incredible family room with a gas fireplace. A perfect sanctuary for a growing family, offering everything you need to create lasting memories and enjoy life at its fullest.

Built in 1998

### **Essential Information**

MLS® #	A2200031
Price	\$844,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,417
Acres	3.00
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

### **Community Information**

Address	39031 Range Road 10
Subdivision	Meridian Estates
City	Rural Red Deer County
County	Red Deer County
Province	Alberta
Postal Code	T4S 2E3

### **Amenities**

Parking Front Drive, Garage Faces Front, Heated Garage, Triple Garage Attached, Gravel Driveway

# of Garages 3

### **Interior**

Interior Features Laminate Counters, Natural Woodwork, Open Floorplan, Pantry, Sump Pump(s), Vaulted Ceiling(s)

Appliances Dishwasher, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings

Heating Fireplace(s), Forced Air

Cooling None

Fireplace Yes

# of Fireplaces 1

Fireplaces Basement, Gas, Living Room

Has Basement Yes

Basement Finished, Full

### **Exterior**

Exterior Features Private Yard

Lot Description Front Yard, Private

Roof Asphalt Shingle

Construction Stone, Vinyl Siding, Wood Frame

Foundation Poured Concrete

### **Additional Information**

Date Listed March 22nd, 2025

Days on Market 11

Zoning R-1

### **Listing Details**

Listing Office RE/MAX real estate central alberta

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.