



## A 50143 RGE RD 235 Rural Leduc County AB

\$999,000

54.9 manicured acre ponderosa located 10 minutes east of the International Airport, Outlet Malls & Costco, 5 minutes to Beaumont. Gorgeous yard site with a well appointed and well maintained custom built 4 bedroom home. Numerous upgrades including newer kitchen with granite countertops, newer luxury vinyl plank flooring, central air & so much more. Enjoy morning coffee & summer BBQ's on the huge maintenance free deck. Double attached heated garage with hot tub room connected. Excellent outbuildings, including a 28 x 56 shop/garage with two bays insulated & heated, 40 x 44 barn with panels to create two-10x14 horse stalls, two-10x10 stalls, tack room & hay storage. Buildings are metal clad for low maintenance & longevity. Second set of services are available for another residence. Sand pen for outdoor riding & training, automatic livestock waterer & water hydrant. Approximately 40 acres in hay & 10 acres in pasture, fenced & cross fenced. Free internet through Labbaair. WELCOME HOME TO THE COUNTRY!

Listing Presented By:



Originally Listed by:  
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