



24032 TWP RD 502 Rural Leduc County AB

\$2,100,000

79.49 manicured acres overlooking the Clearwater Creek. Located within 10 minutes to the International Airport, outlet malls & Costco, 5 minutes to Beaumont. Incredible estate property with the equestrian enthusiast in mind. Electric gate & towering spruce trees line the paved driveway leading to a meticulous & private yard site with a fully developed 2674 sq ft walk out 1 1/2 storey home, very well appointed and maintained. Numerous outbuildings including a 40x60 metal clad heated shop, 30x30 five stall heated horse barn (currently used as a chicken coup), 60x60 heated horse barn with 9 stalls, wash bay, tack room, office & bathroom, 80x120 heated riding arena, 48x96x18 metal clad polished for trailers, hay and shaving storage, 39x60 fabric archrib for extra storage, 11 smaller horse shelters & 5 automatic Ritchie livestock waterers. House serviced with a drilled well & septic system, all outbuildings & waterers serviced with a second drilled well & septic system. PRIDE OF OWNERSHIP THROUGHOUT!

Listing Presented By:



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