

# \$1,279,900 - 34339 Range Road 14, Rural Red Deer County

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MLS® #A2217299

**\$1,279,900**

4 Bedroom, 5.00 Bathroom, 4,138 sqft  
Residential on 4.03 Acres

NONE, Rural Red Deer County, Alberta

Welcome to 34339 Range Road 14 – a truly remarkable and versatile acreage just 5 minutes west of Bowden, Alberta. Set on a gorgeous 4.03 acres that is fully fenced with an electric security gate. This one-of-a-kind property offers the perfect blend of rural serenity, upscale living, and entrepreneurial potential. The centerpiece of this amazing property is the impressive shop/house combination with a beautifully finished 3-bedroom, 2-bathroom main home featuring granite countertops, stone accents, and abundant natural light throughout. Relaxing is easy in the luxurious 5-piece tiled bathroom complete with a sauna for the ultimate spa experience. There is an incredible amount of space and storage throughout this whole property, and its ready for you!

In addition, a separate illegal suite with its own bedroom and bathroom provides flexible living arrangements, while a secondary single-wide mobile residence adds even more value – ideal for extended family, guests, or rental income. The attached shop is a dream come true, boasting in-floor heat and a total of five garage doors (two 10'x10', one 12'x14', and two 8'x8'), making it perfect for a home-based business (subject to Red Deer County approval).

Outdoors, the property is fully serviced with



two RV hookups, and includes a backup diesel generator capable of powering the entire site â€” offering peace of mind in all seasons. Just one minute off pavement, this property offers excellent accessibility and is situated in the heart of Central Alberta, known for its strong communities, access to recreation, and close proximity to larger centers like Red Deer and Olds.

This is your chance to own a truly magnificent property that combines luxury living, functionality, and incredible opportunity â€” all in a prime rural location!

Built in 2013

### **Essential Information**

|                |                                  |
|----------------|----------------------------------|
| MLS® #         | A2217299                         |
| Price          | \$1,279,900                      |
| Bedrooms       | 4                                |
| Bathrooms      | 5.00                             |
| Full Baths     | 3                                |
| Half Baths     | 2                                |
| Square Footage | 4,138                            |
| Acres          | 4.03                             |
| Year Built     | 2013                             |
| Type           | Residential                      |
| Sub-Type       | Detached                         |
| Style          | 2 Storey, Acreage with Residence |
| Status         | Active                           |

### **Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 34339 Range Road 14   |
| Subdivision | NONE                  |
| City        | Rural Red Deer County |
| County      | Red Deer County       |
| Province    | Alberta               |
| Postal Code | T0M 0K0               |

## Amenities

|                |   |
|----------------|---|
| Parking Spaces | 10  |
| Parking        | Parking Pad, Quad or More Attached, RV Access/Parking |

## Interior

|                   |  |
|-------------------|--|
| Interior Features | Built-in Features, Ceiling Fan(s), Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, Sauna, Storage, Vaulted Ceiling(s) |
| Appliances        | Central Air Conditioner, Dishwasher, Electric Stove, Other, Range, Range Hood, Refrigerator, Washer/Dryer, Washer/Dryer Stacked    |
| Heating           | In Floor, Fireplace(s), Forced Air   |
| Cooling           | Full   |
| Fireplace         | Yes  |
| # of Fireplaces   | 1  |
| Fireplaces        | Gas  |
| Basement          | None   |

## Exterior

|                   |   |
|-------------------|---|
| Exterior Features | Dog Run, Private Yard, Rain Gutters, RV Hookup, Storage   |
| Lot Description   | Back Yard, Dog Run Fenced In, Lawn, Low Maintenance Landscape, Many Trees, No Neighbours Behind |
| Roof              | Metal   |
| Construction      | Concrete, ICFs (Insulated Concrete Forms), Metal Siding, Stone                                  |
| Foundation        | ICF Block, Poured Concrete  |

## Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 5th, 2025 |
| Days on Market | 65            |
| Zoning         | AG            |

## Listing Details

|                |                                    |
|----------------|------------------------------------|
| Listing Office | RE/MAX real estate central alberta |
|----------------|------------------------------------|

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