

# \$839,900 - 113 35276 Range Rd 10, Rural Red Deer County

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MLS® #A2202580

**\$839,900**

5 Bedroom, 3.00 Bathroom, 1,480 sqft  
Residential on 1.39 Acres

Tanamera Acres, Rural Red Deer County,  
Alberta

Rare Opportunity - Beautifully Updated  
5-Bedroom Acreage with Stunning Country &  
Mountain Views!

Properties like this don't come on the market often! Nestled just minutes from Innisfail and a golf course, this fully updated, spacious acreage offers a perfect blend of modern luxury and serene country living. Boasting breathtaking scenic views of the surrounding countryside and mountains, this home is a true retreat.

Step inside this European-inspired, fully finished 5-bedroom, 3-bathroom home that has been meticulously renovated & maintained from top to bottom. The main floor features 3 bedrooms, including a primary suite with a bay window w/ seating, luxurious 3-piece ensuite, a custom walk-in closet, and a beautifully tiled walk-in shower.

The open concept dining, living room, and kitchen create an inviting space for family gatherings and entertaining. Enjoy the abundance of natural light that pours through the large windows, highlighting the white oak hardwood floors that run throughout the main floor. The kitchen is a chef's dream, with quartz countertops, a gas cooktop stove, ample storage, a corner pantry, and plenty of



counter space for meal prep.

Start your day with a cup of coffee on the east-facing deck, where you can enjoy the serene sunrise, or unwind in the evenings on the west-facing deck as you relax in the peaceful surroundings. The backyard is a haven for outdoor activities, with a concrete block fire pit area, landscaping, a garden, and a beach volleyball court – perfect for summer fun.

The basement is a versatile space that caters to all your family’s needs, offering a wet bar, a large living room, 2 bedrooms, and a newly renovated 3-piece bathroom. A handy boot room off the attached oversized double car garage provides convenient entry and additional storage space.

This property has been thoughtfully landscaped, offering beauty and functionality, while the attached garage ensures plenty of room for vehicles and all your storage needs. Outside also offers tons of space for your other storage needs. Whether you're looking for space, luxury, or simply a peaceful retreat, this acreage has it all!

Built in 2001

### **Essential Information**

MLS® #	A2202580
Price	\$839,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,480
Acres	1.39
Year Built	2001
Type	Residential

Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

### **Community Information**

Address	113 35276 Range Rd 10
Subdivision	Tanamera Acres
City	Rural Red Deer County
County	Red Deer County
Province	Alberta
Postal Code	T4G0H4

### **Amenities**

Parking Spaces	2
Parking	220 Volt Wiring, Concrete Driveway, Double Garage Attached, Garage Door Opener, Heated Garage, Insulated, Off Street, Oversized, Parking Pad, RV Access/Parking
# of Garages	2

### **Interior**

Interior Features	Central Vacuum, Closet Organizers, Granite Counters, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Storage, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s), Wet Bar
Appliances	Bar Fridge, Dishwasher, Dryer, Garage Control(s), Garburator, Gas Cooktop, Microwave, Oven-Built-In, Refrigerator, Washer, Window Coverings
Heating	In Floor, Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Gas, Insert, Living Room, Mantle
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Fire Pit, Garden, Other
Lot Description	Back Yard, Few Trees, Fruit Trees/Shrub(s), Garden, Landscaped, Other, Rectangular Lot, Views
Roof	Asphalt Shingle
Construction	Concrete, Other, Vinyl Siding

Foundation            Poured Concrete

### **Additional Information**

Date Listed            March 14th, 2025

Days on Market      24

Zoning                 CR

### **Listing Details**

Listing Office         Royal LePage Network Realty Corp.

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