

# \$760,000 - 47508 Range Road 185, Rural Camrose County

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MLS® #A2243316

**\$760,000**

4 Bedroom, 3.00 Bathroom, 2,720 sqft  
Residential on 9.76 Acres

NONE, Rural Camrose County, Alberta

For more info, please click the "More Information" button.

This stunning 9.76 acre property features a spacious Tudor-style residence and detached shop that's ready for any project you can dream. Situated on a quiet road just 15 minutes northeast of Camrose, this home features 2,720 square feet across two levels, and more room in the basement to expand. After entering through a traditional foyer, you arrive in a large kitchen with a gas stove, stainless steel appliances and an expansive island that's just made for get-togethers. The generous family, living, and dining rooms are a hostâ€™s dream, while still being cozy enough for a family night in. This sunny home is filled with large windows, providing ample natural light and views of the surrounding natural areas. Rounding out your indoor oasis, this house also features a sunroom, perfect for cultivating an indoor jungle year-round, and an attached hot tub room that lets you soak while viewing the great outdoors (without ever leaving your home or shovelling snow!)

The upper level includes a huge master suite with an ensuite bathroom, a cedar-lined walk-in closet, and a private deck. Accommodate family or guests with three additional bedrooms and a breath-taking full bathroom featuring a clawfoot tub. A big, bright bonus room on the upper level can serve as



another bedroom, office, or whatever-you-can-dream room. The unfinished basement, measuring 1,196 square feet, is ready for your personal touch and currently contains multi-purpose rooms, storage, utilities, and a pantry. Two brand new high-efficiency furnaces mean secure, comfortable heat, and the heated, attached two-car garage offers space for vehicles and hobbies. Laundry facilities are conveniently located on the main floor in the powder room.

Outside, the heated 2,048-square-foot workshop has multiple bays, and a mezzanine level for socializing and brainstorming your next project. Finished throughout with slot panel and cabinets, you will be totally organized, and compressor outlets throughout the shop mean you're good to work anywhere in the shop. 30 amp plug-ins are available at the house and the shop for your RV or guests' RV's. 40 and 50 amp service in the shop accommodate any equipment you might want, and a hot water tank is ready for connection to provide a wash bay. Additional amenities on the property include a large deck, garden, greenhouse, berry patch, flower beds and beautiful treelines and mature landscaping. Water is supplied by a well with automated treatment system, and a reverse osmosis system for drinking water. For equestrian or livestock pursuits, the property features pipe fencing, shelters, corral and renovated pastures.

This exceptional property blends comfort, space, and functionalityâ€”offering everything from a dream home to a fully equipped shop, all nestled in nature and ready to support your lifestyle vision.

Built in 1983

## **Essential Information**

|                |                                  |
|----------------|----------------------------------|
| MLS® #         | A2243316                         |
| Price          | \$760,000                        |
| Bedrooms       | 4                                |
| Bathrooms      | 3.00                             |
| Full Baths     | 2                                |
| Half Baths     | 1                                |
| Square Footage | 2,720                            |
| Acres          | 9.76                             |
| Year Built     | 1983                             |
| Type           | Residential                      |
| Sub-Type       | Detached                         |
| Style          | 2 Storey, Acreage with Residence |
| Status         | Active                           |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 47508 Range Road 185 |
| Subdivision | NONE                 |
| City        | Rural Camrose County |
| County      | Camrose County       |
| Province    | Alberta              |
| Postal Code | T4V 2N1              |

### Amenities

|                |                                     |
|----------------|-------------------------------------|
| Parking Spaces | 10                                  |
| Parking        | Double Garage Attached, Parking Pad |
| # of Garages   | 2                                   |

### Interior

|                   |                                                                                                                                                                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Central Vacuum, Chandelier, Kitchen Island, Natural Woodwork, Pantry, Soaking Tub, Vinyl Windows, Walk-In Closet(s), Wood Counters, Wood Windows, Laminate Counters, Low Flow Plumbing Fixtures                              |
| Appliances        | Dishwasher, ENERGY STAR Qualified Appliances, Garage Control(s), Gas Range, Gas Stove, Refrigerator, Washer/Dryer, Window Coverings, ENERGY STAR Qualified Refrigerator, Gas Water Heater, Water Conditioner, Water Purifier, Water Softener |
| Heating           | Baseboard, High Efficiency, Fireplace(s), Forced Air, Hot Water, Natural Gas, Electric, Wood                                                                                                                                                 |
| Cooling           | None                                                                                                                                                                                                                                         |
| Fireplace         | Yes                                                                                                                                                                                                                                          |

|                 |                          |
|-----------------|--------------------------|
| # of Fireplaces | 2                        |
| Fireplaces      | Gas, Wood Burning        |
| Has Basement    | Yes                      |
| Basement        | Full, Partially Finished |

## Exterior

|                   |                                                                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Garden, Rain Gutters, RV Hookup                                                                                                               |
| Lot Description   | Back Yard, Front Yard, Garden, Landscaped, Many Trees, No Neighbours Behind, Pasture, Private, Secluded, Views, Meadow, Wetlands, Yard Lights |
| Roof              | Cedar Shake                                                                                                                                   |
| Construction      | Brick, Stucco, Wood Frame, Cedar, Manufactured Floor Joist, Silent Floor Joists                                                               |
| Foundation        | Poured Concrete                                                                                                                               |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 25th, 2025 |
| Days on Market | 27              |
| Zoning         | AG              |

## Listing Details

|                |                  |
|----------------|------------------|
| Listing Office | Easy List Realty |
|----------------|------------------|

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