

# \$254,900 - 643054 Range Road 224, Rural Athabasca County

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MLS® #A2240127

**\$254,900**

3 Bedroom, 1.00 Bathroom, 1,542 sqft  
Residential on 7.59 Acres

NONE, Rural Athabasca County, Alberta

7.59 acres on a quiet dead-end road, only 15 minutes to town is where youâ€™ll find this secluded log home tucked in the trees. Has been lived in year round, but could also make a spectacular retreat. 1.5 storey home is just over 1500 sq ft with 3 bedrooms, open loft overlooks the living room and kitchen. Heat source is an elegant Danish wood burning stove with natural stone hearth, and propane heat as a back up. Allowing some control over you utility costs. Whether you have time to spare or need something a little quicker, you have the choice of cooking your meals on either the propane stove or antique wood burning stove. Flex room off the primary bedroom could be used as a spacious walk-in closet or additional storage. Plenty of additional outdoor storage and workspace with a 41 ft x 27 ft shop, 18 ft x 11 ft workshop, 40 ft high cube seacan, plus multiple smaller sheds. Both the shop and workshop have power. Property is private and heavily treed with trails throughout, firepit area and multiple clearings for various uses. Numerous fruit trees including plum, haskap, raspberries and saskatoon. Within quadding distance to thousands of acres of crown land. Water source is a bored well, which is also connected to a hand water pump in front of the house. Foundation is concrete block.

Built in 1976



## Essential Information

MLS® #	A2240127
Price	\$254,900
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,542
Acres	7.59
Year Built	1976
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, 1 and Half Storey
Status	Active

## Community Information

Address	643054 Range Road 224
Subdivision	NONE
City	Rural Athabasca County
County	Athabasca County
Province	Alberta
Postal Code	T0G 0R0

## Amenities

Parking	Quad or More Detached
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## Interior

Interior Features	Vaulted Ceiling(s)
Appliances	Dryer, Stove(s)
Heating	Central, Propane
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Wood Burning
Basement	None

## Exterior

Exterior Features	Fire Pit, Private Yard
Lot Description	Private, Treed
Roof	Asphalt Shingle

Construction	Wood Frame, Log
Foundation	Block

**Additional Information**

Date Listed	July 15th, 2025
Days on Market	13
Zoning	AG

**Listing Details**

Listing Office	3% REALTY PROGRESS
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