Courtesy Of Crystal A Paulson Of Exp Realty

$721,750 - 49231 Hwy 814, Rural Leduc County

MLS® #E4447723

$721,750
4 Bedroom, 2.50 Bathroom, 1,657 sqft
Rural on 4.28 Acres

None, Rural Leduc County, AB

Welcome to your new hobby farm, where old-world charm meets new-world living! Nestled between rolling fields and framed by farm after farm, this exquisite 1900s two-storey home has been lovingly updated with modern flairâ€”without losing an ounce of its timeless character. With 4 spacious bedrooms, 2.5 baths, and a walkout basement, there's room for everyone (including the donkeys- they dont stay but you can get your own!) From growing your own food to making unforgettable memories, this property is more than a homeâ€”itâ€™s a lifestyle. Whether you're sipping coffee on the porch or watching the sun set over your land, this is where the good life begins. Itâ€™s your return to a simpler, more meaningful way of life. Its your now and your forever. Live simply, live fully in your home home.

Built in 1908

Essential Information

MLS® #	E4447723
Price	$721,750
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,657

Acres	4.28
Year Built	1908
Type	Rural
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	49231 Hwy 814
Area	Rural Leduc County
Subdivision	None
City	Rural Leduc County
County	ALBERTA
Province	AB
Postal Code	T4X 2R1

Amenities

Features	Deck, Fire Pit, Front Porch, Hot Tub, Hot Water Natural Gas, R.V. Storage

Interior

Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood
Exterior Features	Airport Nearby, Fenced, Flat Site, Golf Nearby, Level Land, Low Maintenance Landscape
Construction	Wood
Foundation	Preserved Wood

Additional Information

Date Listed	July 14th, 2025
Days on Market	39
Zoning	Zone 80

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