# \$3,600,000 - 51026 Range Road 222, Magrath

MLS® #A2189471

## \$3,600,000

5 Bedroom, 3.00 Bathroom, 1,800 sqft Agri-Business on 115.00 Acres

NONE, Magrath, Alberta

This property is a horse lovers dream with irrigated hay land a spectacular riding arena with potential of business or family retreats with 4 bedrooms, a gathering area and a commercial kitchen. This property has potential of generating a unlimited amount of off farm income. The modern 1800 sq ft home has a beautiful view over looking the mountains and the scenic valley bellow. This 5 bedroom home has ample space for a family or revenue property.. The heated 30 x 60 shop has plenty space for working on equipment or garaging recreational vehicles. There is a bathroom and a cold storage locker. The hayshed also has a shop area to house your feeding tractor and keep your hay out of the weather so it maintains its quality.



#### **Essential Information**

MLS® # A2189471 Price \$3,600,000

Bedrooms 5
Bathrooms 3.00
Full Baths 3

Square Footage 1,800

Acres 115.00

Year Built 2008

Type Agri-Business
Sub-Type Agriculture







Style Bungalow

Status Active

# **Community Information**

Address 51026 Range Road 222

Subdivision NONE
City Magrath

County Cardston County

Province Alberta
Postal Code T0K 1J0

### **Amenities**

Parking Spaces 4

Parking Double Garage Attached, Driveway

# of Garages 2

## Interior

Interior Features High Ceilings, Pantry, Vinyl Windows

Appliances Dishwasher, Garage Control(s), Refrigerator, Stove(s), Washer/Dryer

Heating Boiler, In Floor, Forced Air, Natural Gas

Cooling Central Air

Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features Balcony, Private Entrance

Roof Asphalt

Construction Stucco, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed January 23rd, 2025

Days on Market 283

Zoning Agriculture

# **Listing Details**

Listing Office RE/MAX CARDSTON REALTY

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