

\$574,900 - 10, 6138 Highway 584, Rural Mountain View County

MLS® #A2242296

\$574,900

4 Bedroom, 2.00 Bathroom, 1,232 sqft
Residential on 1.00 Acres

NONE, Rural Mountain View County, Alberta

Your Search Is Over! This Is Your Little Slice of Country Paradise!

Welcome to the ideal starter or retirement acreage—manageable, peaceful, & move-in ready! Nestled on a picturesque 1-acre lot just minutes from Sundre & right off pavement, this freshly renovated bungalow offers the best of rural living without the overwhelming chore of being a high-maintenance property. Whether you're just beginning your homeownership journey or looking to downsize & unwind, this charming home is exactly what you've been waiting for. Step inside to discover a bright & inviting interior with a modern neutral palette, open floorplan, durable laminate flooring, & a brand-new kitchen complete with seated island. Perfect for casual breakfasts or prepping meals for family & friends. Large windows throughout flood the home with natural light & frame views of the serene countryside from nearly every room. The main floor features two generously sized bedrooms & a 4-piece bath, while the versatile loft area adds extra space for an office, reading nook, or art studio. Downstairs, the fully developed walk-out basement offers two additional bedrooms, a 3-piece bath, & a cozy family room, ideal for guests, teens, or hobbies. This home was designed with both comfort & practicality in mind. The stucco siding & a metal roof offer incredible protection from the elements, including hail, ensuring peace of



mind & lower insurance rates. Outside, your personal slice of paradise continues with a detached guest cabin or dreamy art studio. A sheltered firepit area with ample seating for summer nights under the stars. A detached single garage with workshop space, perfect for projects or storage. And letâ€™s not forget the charming deck at the top of the hill, boasting spectacular MOUNTAIN VIEWS that will take your breath away. Whether you're sipping coffee on the deck, hosting a firepit evening, or creating in the studio, this property offers everything you need to live your best country life. Must-See Property! â€œHome Is Where Your Story Begins.â€•

Built in 1940

Essential Information

MLS® #	A2242296
Price	\$574,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,232
Acres	1.00
Year Built	1940
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey, Acreage with Residence
Status	Active

Community Information

Address	10, 6138 Highway 584
Subdivision	NONE
City	Rural Mountain View County
County	Mountain View County
Province	Alberta
Postal Code	T0M 1X0

Amenities

Parking Spaces	5
Parking	Parking Pad, RV Access/Parking
# of Garages	1

Interior

Interior Features	Ceiling Fan(s), Kitchen Island, Laminate Counters, No Smoking Home, Open Floorplan
Appliances	Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full, Walk-Up To Grade

Exterior

Exterior Features	Fire Pit
Lot Description	Back Yard, Few Trees, Front Yard, Landscaped, No Neighbours Behind, Rectangular Lot, Views, Sloped Down
Roof	Metal
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 25th, 2025
Days on Market	102
Zoning	A - Agricultural District

Listing Details

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.