

\$565,000 - 49336 Range Road 20, Rural Leduc County

MLS® #E4459522

\$565,000

3 Bedroom, 1.50 Bathroom, 1,493 sqft

Rural on 27.11 Acres

None, Rural Leduc County, AB

Visit REALTOR® website for additional information. Situated on a beautiful 27.11 acres, this hobby farm includes fertile hay land, multiple outbuildings, & a spacious home. With approx. 15 acres of hay (49 large round bales in 2025), plus room for gardening, fruit trees, & livestock, it's ready to support your homestead vision. A seasonal creek & small dugout add to its natural charm. The double-wide modular home offers 3 beds, 2 full baths, a primary suite with 4-piece ensuite; plus a wood stove! Outbuildings include a 32x50 heated barn with stalls, a 20x20 white barn (partially insulated with pens & water), a 20x75 open-faced cattle shelter, a 30x30 open shelter, & a 30x47 shop with 220V & updated lighting. Also includes a versatile open-faced shed. The property also features young apple and elderberry trees, raspberries, and ample gardening potential. It's truly a place where you can grow your own food, raise animals, and enjoy the peace and productivity of acreage living.

Built in 1993

Essential Information

MLS® # E4459522

Price \$565,000

Bedrooms 3



Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,493
Acres	27.11
Year Built	1993
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	49336 Range Road 20
Area	Rural Leduc County
Subdivision	None
City	Rural Leduc County
County	ALBERTA
Province	AB
Postal Code	T0C 2P0

Amenities

Features	Off Street Parking, Closet Organizers, Hot Water Natural Gas, See Remarks
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Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, Propane
Fireplace	Yes
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Modular
Exterior Features	Cross Fenced, Level Land, Partially Landscaped
Construction	Modular
Foundation	Block

Additional Information

Date Listed September 25th, 2025

Days on Market 6

Zoning Zone 90

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