

29263 Range Road 50
Rural Mountain View County, Alberta

MLS # A2296955



\$1,450,000

Division:	Watervalley		
Type:	Residential/House		
Style:	Acreage with Residence, Bungalow		
Size:	1,917 sq.ft.	Age:	1957 (69 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	8.67 Acres		
Lot Feat:	Farm, Garden, Lawn, Level, Pasture, Secluded		

Heating:	In Floor, Forced Air	Water:	Well
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	Septic Field, Septic Tank
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	18-29-4-W5
Exterior:	Composite Siding	Zoning:	11
Foundation:	Block, Poured Concrete	Utilities:	-
Features:	Beamed Ceilings, Breakfast Bar, Closet Organizers, Granite Counters, High Ceilings, No Smoking Home, Vaulted Ceiling(s)		

Inclusions: Fridge/Freezer combo in Mudroom, TV Wall Mounts, Starlink Dish & Equipment

WILD ROSE HOLLOW | Tucked away at the end of a no-through road, this beautifully renovated 8.67-acre property offers a rare blend of privacy, functionality and storybook charm. Impeccably maintained and thoughtfully updated throughout, this exceptional boutique hobby farm is perfectly tailored for those seeking a refined rural lifestyle without compromise. The inviting farmhouse has been extensively renovated, seamlessly blending timeless character with modern comfort. Inside, a bright open-concept layout showcases a stunning kitchen with quartz countertops, custom cabinetry, premium appliances and carefully curated finishes. The main living area is rich in warmth & texture featuring a wood-clad ceiling, a striking stacked stone feature wall and a cozy wood-burning stove creating an elevated and inviting atmosphere. Just off the dining area, a gorgeous south-facing covered deck serves as a peaceful extension of the home's living space with screens on three sides—including one with a remote-controlled retractable feature. This space allows you to enjoy the outdoors in comfort while taking in the surrounding landscape. The main floor offers a luxurious primary suite with a spa-inspired ensuite, complemented by a beautifully appointed main bath, functional laundry space and a thoughtfully designed mudroom complete with a dog wash; ideal for acreage living. The fully developed lower level provides a comfortable extension of the home, featuring an inviting entertainment area, 3 additional bedrooms, a full bath and versatile flex space suited to a home office, fitness area or studio. Outside the property transforms into a truly special setting—private, peaceful, and reminiscent of a curated country retreat. Surrounded by mature trees and open skies, the land is fully equipped for animals and sustainable living with new fencing,

multiple paddocks & pastures, a large wire-enclosed dog run, and automatic livestock waterer. The insulated barn is both functional and charming with a beautifully finished chicken coop and a single stall, perfect for small-scale livestock care or tacking up on cooler days. It also has a large hay storage area with loft & overhead door. A 40' x 22' powered shop (with gas line and installed furnace, not yet connected) offers excellent utility for projects or storage. The property also features a stunning greenhouse with power & water, complemented by an adjacent, fully enclosed garden w/ 'fencing—ideal for those looking to embrace a more self-sufficient lifestyle. Additional highlights include a heated double attached garage, new roof, updated siding, new windows and doors, upgraded mechanical systems and extensive exterior improvements reflecting the same exceptional level of care found throughout the home and grounds. Properties of this caliber, offering a high level of renovation, thoughtful design and overall presentation rarely come to market. A truly special offering where lifestyle, beauty & function come together in perfect balance.