

\$499,900 - 740061 Range Road 43, Rural Grande Prairie No. 1, County of

MLS® #A2260899

\$499,900

3 Bedroom, 2.00 Bathroom, 1,390 sqft
Residential on 5.34 Acres

NONE, Rural Grande Prairie No. 1, County of,
Alberta

Set on a beautifully treed acreage, this charming modular home comes with a flexible addition and offers both comfort and serenity. Featuring 3 bedrooms with tasteful finishings, the home is warm, inviting, and move-in ready. Master Bedroom is nice and big featuring a 3 piece ensuite. The main level has tasteful finishing's throughout. Outside, you'll love the detached double garage/shop—perfect for storage, projects, or extra parking. This detached shop comes with 100 amp services with 220v plugs ready to go. A seasonal creek runs through the property, adding a touch of natural beauty and tranquility. With plenty of trees providing privacy and a peaceful setting, this acreage is the perfect blend of modern living and country charm. You will find RV stalls ready to go and wired in!

Built in 2007

Essential Information

MLS® #	A2260899
Price	\$499,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,390
Acres	5.34



Year Built	2007
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Modular Home
Status	Active

Community Information

Address	740061 Range Road 43
Subdivision	NONE
City	Rural Grande Prairie No. 1, County of
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T0H0C3

Amenities

Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Laminate Counters
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Basement	None

Exterior

Exterior Features	Lighting
Lot Description	Landscaped, Many Trees, Seasonal Water, Creek/River/Stream/Pond
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Piling(s)

Additional Information

Date Listed	September 29th, 2025
Days on Market	19
Zoning	CR-5

Listing Details

Listing Office	Sutton Group Grande Prairie Professionals
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