

\$439,900 - 2, 12006 Range Road 43, Rural Cypress County

MLS® #A2270148

\$439,900

3 Bedroom, 2.00 Bathroom, 1,236 sqft
Residential on 2.02 Acres

NONE, Rural Cypress County, Alberta

Enjoy quiet country living just minutes from Medicine Hat. This well-maintained 3-bedroom, 2-bathroom mobile home on 2.02 acres of well-drained, partially treed land with great views of the city and Dunmore. The home features an open-beam design with vaulted ceilings that sprawl the main living areas, spacious kitchen, dining and living area, with views out either side of the home and a primary bedroom with a 4-piece ensuite. It's skirted with 6-inch insulation, Tyvek wrap, and vinyl siding, anchored with steel cables to reinforced concrete footings built to CMHC specs. The property includes all-weather crushed concrete driveway offering loads of parking, outdoor deck spaces and a manageable fenced in area for pets and kids with loads of additional land to use as you please. There's room for kids to play, space for animals, or potential to build your dream home while keeping the mobile as a guest house. The overside garage sized at 26x28 makes for great parking and a shop with a stove heater. Located on the south side of City View Estates just past Dunmore this property offers great value, privacy, and convenience.

Built in 1997

Essential Information



MLS® #	A2270148
Price	\$439,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,236
Acres	2.02
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Single Wide Mobile Home
Status	Active

Community Information

Address	2, 12006 Range Road 43
Subdivision	NONE
City	Rural Cypress County
County	Cypress County
Province	Alberta
Postal Code	T0J1A0

Amenities

Parking	Double Garage Detached, Garage Door Opener, Garage Faces Front, Gravel Driveway, Heated Garage, Oversized, RV Access/Parking
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Closet Organizers, Open Floorplan, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Basement	None

Exterior

Exterior Features	Other
Lot Description	Views
Roof	Asphalt Shingle
Construction	Mixed

Foundation None

Additional Information

Date Listed November 11th, 2025
Days on Market 10
Zoning CR-1, Country Residential

Listing Details

Listing Office ROYAL LEPAGE COMMUNITY REALTY

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