

\$980,000 - 15, 420054 Range Road 283, Rural Ponoka County

MLS® #A2227455

\$980,000

5 Bedroom, 3.00 Bathroom, 1,643 sqft
Residential on 4.32 Acres

Meadowbrook Views, Rural Ponoka County,
Alberta

Welcome home to this truly executive style bungalow with walkout basement on 4.32 acres in Meadowbrook View estates WITH ROOM AND OPPORTUNITY to bring the Horses! This modern bungalow takes quality construction and finishing to the NEXT LEVEL!

Poured concrete foundation with 2" Styrofoam insulation on the exterior provides 8" thick walls for additional R-Value. The cement board siding and finishing throughout is at the highest level, including granite windowsills, sleek and modern finishing, and HUGE! YES! " HUGE rooms!! These bedrooms are larger than most primary suites!! Made for a family! there is tons of space both inside and out. The home was meticulously designed with an alternate entrance into the basement from the garage that puts you right into an oversized mudroom/laundry area " Absolutely PERFECT for those sports families and all their gear!! The walkout basement has huge windows and opens out onto a beautiful patio with Hot tub for you to enjoy. Upstairs, inside the grand double door entry (that opens for an unobstructed entrance) you will find an open living room with floor to ceiling stone gas fireplace, a modern kitchen with induction cooktop, wall oven and tons of sleek cabinetry. The large dining space opens onto a GORGEOUS rear deck that is covered in dura-deck materials creating a comfortable



and worry free space for years. Just like inside the home – the outside deck is HUGE with TONS of space to gather family and friends. There is a new concrete firepit area, TONS of trees and the absolute PERFECT location for your future barn or shop build (OR BOTH!!) south of the home, where there is separate power and gas available at the road. There is a TRIPLE ATTACHED garage set up for you to enclose a single bay for a workshop or storage of your Hot Rod, fully insulated, drywall and heated. This home is truly one of a kind as it was custom designed and constructed and is sure to impress!! Added bonus is pavement to your door, paved driveway and only minutes to Gull Lake! YES!!! You can fence off the wonderful open landscape area and bring in a couple of horses to keep the grass down and enjoy the country lifestyle. Ponoka standard CR bylaws apply - no additional restrictions.

Built in 2017

Essential Information

MLS® #	A2227455
Price	\$980,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,643
Acres	4.32
Year Built	2017
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

Community Information

Address	15, 420054 Range Road 283
Subdivision	Meadowbrook Views

City	Rural Ponoka County
County	Ponoka County
Province	Alberta
Postal Code	T0C 2J0

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Phone Connected
Parking Spaces	6
Parking	Aggregate, Triple Garage Attached, Additional Parking
# of Garages	3

Interior

Interior Features	Ceiling Fan(s), Central Vacuum, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Stone Counters, Storage, Sump Pump(s), Bidet
Appliances	Central Air Conditioner, Dishwasher, Microwave, Refrigerator, Washer/Dryer, Window Coverings, Electric Oven, Induction Cooktop, Water Purifier
Heating	Forced Air, Natural Gas, In Floor
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Stone
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Walk-Out

Exterior

Exterior Features	Fire Pit
Lot Description	Corner Lot, Front Yard, Landscaped, Lawn, Many Trees, Rectangular Lot, Garden, Level
Roof	Asphalt Shingle
Construction	Wood Frame, Cement Fiber Board
Foundation	Poured Concrete

Additional Information

Date Listed	June 2nd, 2025
Days on Market	63
Zoning	CR

Listing Details

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.