

\$675,000 - 382052 Range Road 7-3, Rural Clearwater County

MLS® #A2251059

\$675,000

4 Bedroom, 2.00 Bathroom, 1,312 sqft
Residential on 2.87 Acres

Everdell, Rural Clearwater County, Alberta

Beautifully treed 2.87 acres on pavement right to your door step. This 4-level split has been updated over the years. The finished shop was built in 2017, measures 26X50; 14 ft ceiling, floor drain, radiant gas heat. The back of the shop measures 13X26 for RV/boat carport. The shed is 10X14, could be finished as a cabin. The home was updated with vinyl windows, hardwood flooring, vinyl siding, cherry oak cabinets and granite counter-tops in the kitchen. There are two entrances into the property. This property has great access to nearby highways; near the river and Everdell Community Hall. The septic tank has been updated with an alarm which sits in the front of the home and the well is on the south side of the home. Property shows well and easy to show.

Built in 1980

Essential Information

MLS® #	A2251059
Price	\$675,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,312
Acres	2.87
Year Built	1980



Type	Residential
Sub-Type	Detached
Style	4 Level Split, Acreage with Residence
Status	Active

Community Information

Address	382052 Range Road 7-3
Subdivision	Everdell
City	Rural Clearwater County
County	Clearwater County
Province	Alberta
Postal Code	T4T 2A2

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking	Quad or More Detached, RV Carport

Interior

Interior Features	See Remarks
Appliances	See Remarks
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Front Yard, Garden, Landscaped, Level, Treed, Paved
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Wood

Additional Information

Date Listed	August 23rd, 2025
Days on Market	16

Zoning

CR

Listing Details

Listing Office

Royal LePage Tamarack Trail Realty

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.