

# \$389,000 - 735005 Range Road 114, Hythe

MLS® #A2207335

**\$389,000**

3 Bedroom, 2.00 Bathroom, 1,520 sqft

Residential on 11.73 Acres

NONE, Hythe, Alberta

11.73-Acre Property with 1,520 Sqft Home  
(2016)

Location: 735005 Range Road 114, COUNTY  
OF GP.

Just 1 km off pavement, 7 mins to Hythe  
(amenities included).

Home Features:

3 bed, 2 bath manufactured home in excellent  
condition.

Primary suite: 5-piece ensuite + large walk-in  
closet.

Open-concept living area with vaulted ceilings.  
Modern kitchen with island, pantry, and newer  
appliances.

Two additional bedrooms with walk-in closets.

Ample storage throughout.

Property Highlights:

Fenced & cross-fenced paddocks, livestock  
waterer, and shelterbelt.

High-producing well + tank-and-mound septic  
system.

Overhead power + propane heating.

Price: Under \$400K

Ideal for: Horse owners or those seeking a  
private, move-in-ready acreage.

All that's left to do is the landscaping and  
decks!



Built in 2016

### Essential Information

|                |   |
|----------------|---|
| MLS® #         | A2207335  |
| Price          | \$389,000                                       |
| Bedrooms       | 3   |
| Bathrooms      | 2.00  |
| Full Baths     | 2   |
| Square Footage | 1,520   |
| Acres          | 11.73   |
| Year Built     | 2016  |
| Type           | Residential                                     |
| Sub-Type       | Detached  |
| Style          | Acreage with Residence, Double Wide Mobile Home |
| Status         | Active  |

### Community Information

|             |                                 |
|-------------|---------------------------------|
| Address     | 735005 Range Road 114           |
| Subdivision | NONE                            |
| City        | Hythe                           |
| County      | Grande Prairie No. 1, County of |
| Province    | Alberta                         |
| Postal Code | T0H2C0                          |

### Amenities

|         |                                |
|---------|--------------------------------|
| Parking | Parking Pad, RV Access/Parking |
|---------|--------------------------------|

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Ceiling Fan(s), Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Walk-In Closet(s), Laminate Counters |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer   |
| Heating           | Forced Air, Propane  |
| Cooling           | None   |
| Basement          | None   |

### Exterior

|                   |                      |
|-------------------|----------------------|
| Exterior Features | Private Yard         |
| Lot Description   | No Neighbours Behind |
| Roof              | Asphalt Shingle      |

|              |           |
|--------------|-----------|
| Construction | Mixed     |
| Foundation   | Piling(s) |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | April 7th, 2025 |
| Days on Market | 42              |
| Zoning         | CR-5            |

**Listing Details**

|                |                       |
|----------------|-----------------------|
| Listing Office | All Peace Realty Ltd. |
|----------------|-----------------------|

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