

\$1,199,000 - 131041 Range Road 281, Rural Willow Creek No. 26, M.D. of

MLS® #A2234986

\$1,199,000

4 Bedroom, 3.00 Bathroom, 1,516 sqft
Residential on 105.00 Acres

NONE, Rural Willow Creek No. 26, M.D. of,
Alberta

Welcome to your dream property, located just west of Claresholm at the base of the rolling hills. This breathtaking 105-acre parcel offers the ultimate in privacy, natural beauty, and functionality, with Willow Creek meandering through the land and a lush canopy of mature trees creating an enchanting landscape. The walk-out bungalow is built to stand the test of time with durable cinder block and concrete construction. Step onto the expansive east-facing deck which is above the double detached garage and take in views that truly must be seen to be believed – overlooking the treed valley below and the winding creek, it's the perfect spot for peaceful sunrises and nature watching. The main floor has been beautifully upgraded with vinyl plank flooring, a wood feature wall, and rustic barn board trim. The kitchen is bright and spacious, with modern appliances, a sink that looks out to the views, and an L-shaped layout that opens to the dining area complete with large windows and a patio door to the deck. The living room is anchored by a stunning wood-burning fireplace and a large picture window that frames the panoramic views. There are three bedrooms on the main level, including the primary suite which features a walk-through 3-piece ensuite that connects to the convenient main floor laundry. The walk-out basement is full of charm and nostalgia, with



retro carpeting, rustic wood accents, a natural stone wood-burning fireplace, and plenty of space to make your own. Outside, the property is perfectly set up for animals and hobbies alike. A large barn with turnout pens and automatic waterers makes livestock management easy, while the spacious shop with concrete floors and a wood-burning stove is ideal for projects year-round. The land is fully fenced, divided into multiple pastures, and full of opportunity – whether you’re looking to run livestock, explore the creek, or simply enjoy the natural beauty. With adventure at your doorstep and serenity all around, this is more than a home – it’s a lifestyle. Properties like this are rare, and this one is ready to welcome you home.

Built in 1977

Essential Information

MLS® #	A2234986
Price	\$1,199,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,516
Acres	105.00
Year Built	1977
Type	Residential
Sub-Type	Detached
Style	Bungalow, Acreage with Residence
Status	Active

Community Information

Address	131041 Range Road 281
Subdivision	NONE
City	Rural Willow Creek No. 26, M.D. of
County	Willow Creek No. 26, M.D. of

Province	Alberta
Postal Code	T0L 0T0

Amenities

Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Garage Control(s), Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Partial
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Lawn, Many Trees, Views, Other
Roof	Cedar Shake
Construction	Wood Frame
Foundation	Block

Additional Information

Date Listed	July 1st, 2025
Days on Market	35
Zoning	AG

Listing Details

Listing Office	Century 21 Foothills Real Estate
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