

# \$499,900 - 1227 Twp Rd 70, Cowley

MLS® #A2201969

**\$499,900**

4 Bedroom, 2.00 Bathroom, 1,821 sqft

Residential on 6.89 Acres

NONE, Cowley, Alberta

Looking to embrace the acreage lifestyle? This 6.89-acre property offers stunning views and a prime location just off a paved road. The home features 4 bedrooms and 1.5 baths, complemented by a detached garage and a spacious barn. It's a fantastic setup for horse enthusiasts, with a barn that includes four box stalls, a loft, and two large lean-tos, plus a small riding arena, corrals, and an outdoor waterer. The property also boasts rich garden soil and a 15' x 18' greenhouse/shed, perfect for growing your own produce. Enjoy the best of rural living while being conveniently close to Pincher Creek and Cowley. Don't miss out on this incredible opportunity and call your favourite realtor today!

Built in 1940

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2201969    |
| Price          | \$499,900   |
| Bedrooms       | 4           |
| Bathrooms      | 2.00        |
| Full Baths     | 1           |
| Half Baths     | 1           |
| Square Footage | 1,821       |
| Acres          | 6.89        |
| Year Built     | 1940        |
| Type           | Residential |



|          |   |
|----------|---|
| Sub-Type | Detached                                  |
| Style    | 1 and Half Storey, Acreage with Residence |
| Status   | Active                                    |

### Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 1227 Twp Rd 70               |
| Subdivision | NONE                         |
| City        | Cowley                       |
| County      | Pincher Creek No. 9, M.D. of |
| Province    | Alberta                      |
| Postal Code | T0K 0P0                      |

### Amenities

|              |                                     |
|--------------|-------------------------------------|
| Parking      | Double Garage Detached, Parking Pad |
| # of Garages | 2                                   |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | See Remarks                                       |
| Appliances        | Dishwasher, Dryer, Refrigerator, Stove(s), Washer |
| Heating           | Forced Air  |
| Cooling           | None  |
| Fireplace         | Yes   |
| # of Fireplaces   | 1   |
| Fireplaces        | Wood Burning                                      |
| Has Basement      | Yes   |
| Basement          | Full, Partially Finished                          |

### Exterior

|                   |                         |
|-------------------|-------------------------|
| Exterior Features | Other                   |
| Lot Description   | Creek/River/Stream/Pond |
| Roof              | Asphalt Shingle         |
| Construction      | Concrete                |
| Foundation        | Poured Concrete         |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 13th, 2025 |
| Days on Market | 40               |
| Zoning         | CR               |

### Listing Details

Listing Office

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