

\$499,900 - 10018 Twp Rd 612, Rural St. Paul County

MLS® #E4454712

\$499,900

4 Bedroom, 2.50 Bathroom, 2,016 sqft

Rural on 80.06 Acres

None, Rural St. Paul County, AB

Ready to Work! This cattle-ready property is packed with features for your farming operation. It includes a calving barn with video cable to the house, multiple hay storage areas, 4 waterers throughout the land, a pasture cattle shelter, a 57x20 heated shop for smaller equipment, and a 36x40 shop for larger machinery. There's even a super-insulated processing roomâ€”perfect for hanging game or home butchering. The bored well in the Beverly Channel produces ample water, previously supporting over 160 head of cattle. The home itself is spacious and solid, but needs some TLC and updatesâ€”ideal for a handyman ready to make it their own. Great setup, unbeatable potential!

Built in 1977

Essential Information

MLS® #	E4454712
Price	\$499,900
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,016
Acres	80.06
Year Built	1977



Type	Rural
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

Community Information

Address	10018 Twp Rd 612
Area	Rural St. Paul County
Subdivision	None
City	Rural St. Paul County
County	ALBERTA
Province	AB
Postal Code	T0A 2K0

Amenities

Features	Deck, Fire Pit, Hot Water Natural Gas
----------	---------------------------------------

Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, Natural Gas
Stories	4
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood
Exterior Features	Corner Lot
Construction	Wood
Foundation	Preserved Wood

Additional Information

Date Listed	August 26th, 2025
Days on Market	15
Zoning	Zone 60

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on September 9th, 2025 at 11:02pm MDT