

\$1,299,000 - 3117 Township Road 124, Rural Cypress County

MLS® #A2212496

\$1,299,000

2 Bedroom, 2.00 Bathroom, 1,222 sqft
Agri-Business on 157.82 Acres

NONE, Rural Cypress County, Alberta

Versatile Farm Property with Dog Kennels & Outbuildings on Township Road 124

This well-equipped farm offers space, functionality, and flexibility for both personal and business use. The 1,222 sq. ft. bungalow features 3 bedrooms, 2 bathrooms, a welcoming living room with a stone fireplace, a bright kitchen, a downstairs family room, and laundry. Step out onto a large deck overlooking a fully fenced yard – ideal for family, pets, or entertaining.

The property is set up for serious working potential with extensive outbuildings: Shop: 90' x 30', Feed Shop: 32' x 22', Carport: 60' x 24', Dog Kennel: 40' x 15', Main Dog Kennel: 20' x 100', Barn: 58' x 30', Hayshed: 32' x 12', Wood Shed: 12' x 32', Metal Grain Bin: 3,000-bushel capacity Bunkhouse: 20' x 16' The land is fenced into 4 pastures with newer post and wire fencing, offering flexibility for livestock or horses. The property is also supported by a 4,000-gallon cistern for reliable water storage. Currently used as a dog kennel operation, this setup is perfect for anyone looking to step into animal care, hobby farming, or expand their rural business. Best way to experience this property is to view, and take it all in. Please call for your personal showing.

Built in 2008



Essential Information

MLS® #	A2212496
Price	\$1,299,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,222
Acres	157.82
Year Built	2008
Type	Agri-Business
Sub-Type	Agriculture
Style	Bungalow
Status	Active

Community Information

Address	3117 Township Road 124
Subdivision	NONE
City	Rural Cypress County
County	Cypress County
Province	Alberta
Postal Code	T0J1V0

Amenities

Parking	See Remarks
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Interior

Interior Features	Built-in Features, Double Vanity, Pantry, Recessed Lighting, Storage, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Refrigerator, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Kennel, Private Yard, Storage
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 16th, 2025
Days on Market	5
Zoning	A2, Agriculture

Listing Details

Listing Office	ROYAL LEPAGE COMMUNITY REALTY
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