

# **\$445,000 - #9, 743010 Range Road 50, Rural Grande Prairie No. 1, County of**

---

MLS® #A2203742

**\$445,000**

3 Bedroom, 2.00 Bathroom, 1,270 sqft  
Residential on 3.00 Acres

Morgan's Mountain Estates, Rural Grande  
Prairie No. 1, County of, Alberta

Escape to your own private retreat on Morgan's Mountain! This beautifully maintained and virtually staged 3-bedroom, 2-bathroom home sits on 3 acres of pristine land, offering peace, privacy, and one of the most breathtaking views in the area. Windows throughout the home frame the panoramic mountain and valley views, bringing the outdoors right into your living room. The 3 bedrooms are generously sized, perfect for family, guests, or home office space. The real showstopper is the 3 acres of land surrounding this home. Whether you're gardening, exploring, or simply sitting back to soak in the view, the space offers endless possibilities for outdoor enjoyment. Perched on Morgan's Mountain, this home offers some of the best views you'll find in the area. Imagine waking up every day to the natural beauty of rolling hills, lush forest, and endless sky. If you're looking for a serene mountain lifestyle, with room to roam and views to die for, this property is a rare find. Don't miss the chance to make it yours—schedule a showing today and see this slice of paradise for yourself!

Built in 1940

## **Essential Information**



MLS® #	A2203742
Price	\$445,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,270
Acres	3.00
Year Built	1940
Type	Residential
Sub-Type	Detached
Style	2 Storey, Acreage with Residence
Status	Active

### **Community Information**

Address	#9, 743010 Range Road 50
Subdivision	Morgan's Mountain Estates
City	Rural Grande Prairie No. 1, County of
County	Grande Prairie No. 1, County of
Province	Alberta
Postal Code	T0H3C0

### **Amenities**

Parking	Single Garage Attached
# of Garages	1

### **Interior**

Interior Features	No Smoking Home
Appliances	Microwave, Refrigerator, Stove(s)
Heating	Forced Air, Propane
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Basement	None

### **Exterior**

Exterior Features	Balcony
Lot Description	Landscaped, Treed, Views, Brush
Roof	Asphalt Shingle

Construction	Wood Siding
Foundation	Slab

**Additional Information**

Date Listed	April 1st, 2025
Days on Market	21
Zoning	CR-4

**Listing Details**

Listing Office	KIC Realty
----------------	------------



Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.