

# \$599,900 - 15 Ferrier, Rural Clearwater County

MLS® #A2221162

**\$599,900**

5 Bedroom, 3.00 Bathroom, 2,158 sqft

Residential on 4.94 Acres

Ferrier Acres, Rural Clearwater County, Alberta

Welcome to the perfect blend of rustic charm and modern country living! This beautifully maintained 1983 log home offers warmth, character, and space on 5 acres of horse-friendly land just 10 minutes from Rocky Mountain House. Located in a desirable subdivision known for its close-knit community, outdoor rink, and hall, this property offers the ultimate rural lifestyle with convenient access to town.

The spacious home features 5 bedrooms and 2.5 bathrooms, a cozy wood stove, and an electric stove for added comfort. Step outside to enjoy the incredible wrap-around deck, ideal for relaxing or entertaining while taking in the peaceful surroundings.

Horse lovers will appreciate the fully set-up acreage, complete with a fenced horse pasture, outdoor riding arena, and a new horse shelter with tack room. A winterized hydrant makes watering effortless year-round.

Additional features include a double detached garage, landscaped yard, and a dedicated garden area. Ferrier Acres is surrounded by recreational use crown land with ample trails for atv, dirt biking and horse riding. Whether you're raising a family or pursuing equestrian passions, this property has everything you need to enjoy country living at its finest.





Donâ€™t miss this rare opportunity to own a piece of paradise in one of the most desirable rural communities near Rocky!

Built in 1983

**Essential Information**

MLS® #	A2221162
Price	\$599,900
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,158
Acres	4.94
Year Built	1983
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

**Community Information**

Address	15 Ferrier
Subdivision	Ferrier Acres
City	Rural Clearwater County
County	Clearwater County
Province	Alberta
Postal Code	T4T 1A5

**Amenities**

Parking	Double Garage Detached
# of Garages	2

**Interior**

Interior Features	Built-in Features, Ceiling Fan(s), Central Vacuum, Closet Organizers, Kitchen Island, Pantry, Skylight(s), Storage, Walk-In Closet(s), Beamed Ceilings
-------------------	--



Appliances	Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer, Water Softener
Heating	Fireplace(s), Forced Air, Natural Gas, Wood, Wood Stove
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Wood Burning Stove
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Fire Pit, Garden, Private Yard, Storage
Lot Description	Many Trees, Private, Pasture
Roof	Metal
Construction	Log
Foundation	Poured Concrete

## Additional Information

Date Listed	May 14th, 2025
Days on Market	3
Zoning	CRA

## Listing Details

Listing Office	Century 21 Maximum
----------------	--------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.