# \$1,575,000 - 45040 421a Township, Rural Ponoka County

MLS® #A2213198

## \$1,575,000

8 Bedroom, 5.00 Bathroom, 3,220 sqft Residential on 79.50 Acres

NONE, Rural Ponoka County, Alberta

A Sanctuary for Inspiration and Renewal Imagine your own retreat space â€" where guests arrive to open skies, quiet trails, and a sense of calm that only the countryside can offer. Just west of Rimbey, this 79.5-acre property is the perfect canvas for wellness, creativity, or community connection.

Once a thriving bed & breakfast, the estate includes over 9,000 sq. ft. of living space with 8 bedrooms, 5 baths, and 2 full kitchens â€" ideal for group stays, workshops, or healing retreats. The property's gardens, artful touches, and multiple outdoor gathering spaces set the stage for transformation, reflection, and connection.

With agricultural zoning and a large 3,600+ sq. ft. industrial-grade shop, there's room for everything from yoga studios to artisan workspaces, animal therapy, or eco-projects. This is a place to live your purpose â€" and share it with others.

Built in 1980

#### **Essential Information**

MLS® # A2213198 Price \$1,575,000

Bedrooms 8

Bathrooms 5.00

Full Baths 4







Half Baths 1

Square Footage 3,220 Acres 79.50 Year Built 1980

Type Residential Sub-Type Detached

Style Acreage with Residence, Bungalow

Status Active

# **Community Information**

Address 45040 421a Township

Subdivision NONE

City Rural Ponoka County

County Ponoka County

Province Alberta
Postal Code T0C2J0

#### **Amenities**

Parking 220 Volt Wiring, Heated Garage, Insulated, Oversized, Quad or More

Detached, Workshop in Garage

#### Interior

Interior Features Kitchen Island, Tile Counters

Appliances See Remarks

Heating Baseboard, Forced Air, Natural Gas

Cooling None
Fireplace Yes
# of Fireplaces 2

Fireplaces Gas, Wood Burning

Has Basement Yes
Basement Full

#### **Exterior**

Exterior Features Barbecue, Fire Pit

Lot Description Back Yard, Rectangular Lot, Brush, Farm, Few Trees, Gazebo, Gentle

Sloping, No Neighbours Behind, Pasture

Roof Metal

Construction Wood Siding

Foundation Poured Concrete

## **Additional Information**

Date Listed April 18th, 2025

Days on Market 200 Zoning AG

# **Listing Details**

Listing Office KIC Realty

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.