

\$579,900 - 17 Hidden Acres Close, Rural Clearwater County

MLS® #A2234516

\$579,900

3 Bedroom, 2.00 Bathroom, 2,080 sqft
Residential on 7.18 Acres

Hidden Acres, Rural Clearwater County,
Alberta

This one of a kind property must be seen to be appreciated. 7 acres nicely tucked in at the end of Hidden Acres Estates, located west of Caroline, AB. This unique parcel offers Alfred Creek right in your backyard and backs on to a county road allowance accessing the Clearwater river only a few steps away. The 2000 sq.ft. home consists of a 1980 log cabin with a large addition built in 2007 (completed in 2010). The home offers 3 bedrooms, 2 bathrooms, a spacious kitchen/dining area with vaulted ceilings, a cozy living room in the cabin area with cookstove and patio doors accessing the covered deck. The upper level hosts a large master suite with a 3 pce ensuite bathroom and a walk-in closet. The laundry room also provides room for the hot water tank, the well access and the pressure tank. The home is heated with 2 propane stove and a wood burning cookstove. An outdoor boiler used to be in place, but has been removed (the lines are still connected to the house and a new boiler could be installed). Upgrades include the hot water tank (2020), shingles (2023), septic tank emptied and new pump installed (2024). The mature and nicely treed lot offers numerous outbuildings including a garage with attached covered storage/lean to, a fully insulated meat room with cold room, a cute little outhouse, a cozy cabin with shower, sink and furnace, a small green house, and



numerous storage sheds (some with power and some without). A second well (bored well) supplies a water hydrant at the back of the house. Large decks for entertaining, firepit area, horseshoe pits, and so much more! This property is truly reflects country living at its best.

Built in 1980

Essential Information

MLS® #	A2234516
Price	\$579,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,080
Acres	7.18
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, 1 and Half Storey
Status	Active

Community Information

Address	17 Hidden Acres Close
Subdivision	Hidden Acres
City	Rural Clearwater County
County	Clearwater County
Province	Alberta
Postal Code	T0M 0M0

Amenities

Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Kitchen Island, Vaulted Ceiling(s)
Appliances	Built-In Oven, Dishwasher, Electric Cooktop, Microwave, Refrigerator,

	Washer/Dryer, Window Coverings, Water Softener
Heating	Fireplace(s), Propane, Wood Stove, Other, See Remarks
Cooling	None
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Family Room, Wood Burning, Dining Room, Propane
Basement	None

Exterior

Exterior Features	Other
Lot Description	Irregular Lot, Landscaped, Many Trees, Creek/River/Stream/Pond
Roof	Asphalt Shingle
Construction	Log, Wood Frame, Other
Foundation	Piling(s), See Remarks

Additional Information

Date Listed	July 3rd, 2025
Days on Market	58
Zoning	CRA

Listing Details

Listing Office	RE/MAX real estate central alberta
----------------	------------------------------------

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.