

# \$490,000 - 1205 Macquarrie Avenue, Ferintosh

---

MLS® #A2231430

**\$490,000**

7 Bedroom, 4.00 Bathroom, 1,600 sqft

Residential on 7.61 Acres

Ferintosh, Ferintosh, Alberta

Discover the perfect blend of rural charm and in-town convenience with this unique hobby farm or acreage property located within the village limits of Ferintosh. Offering the best of both worlds, this 7.6-acre property comes with town water and sewer services, allowing for easy living right on the edge of town.

The property spans two titles:

The first parcel (0.74 acres) hosts a spacious 2005 SRI Homes modular home with a full concrete basement and a welcoming front porch.

The second parcel (6.87 acres) features open land and a 20' x 43' heated shop—ideal for hobbies, projects, or storage.

Step inside the home to find a bright and open layout designed with family in mind. With 7 bedrooms (3 up, 4 down) and 4 full bathrooms, there's room for everyone. The two-tiered deck off the kitchen is perfect for entertaining or soaking up the sun, and the in-floor heat in the basement ensures comfort year-round.

Updated flooring on the main floor adds a fresh, modern touch, and generous storage and closet space throughout provide practical functionality.

Whether you're looking to start a small farm, enjoy space for toys and tools, or simply live with room to breathe, this property offers



exceptional value and potential.

Located just:

38 km to Camrose

12 km to New Norway (with a highly rated  
K&#12 school)

105 km to Red Deer

Plus, Little Beaver Lake access is right in town, offering opportunities for outdoor recreation in a peaceful, family-friendly community.

Take the short drive&#8220you won&#8217t be disappointed. Properties like this don&#8217t come around often!

Built in 2005

## Essential Information

MLS® #	A2231430
Price	\$490,000
Bedrooms	7
Bathrooms	4.00
Full Baths	4
Square Footage	1,600
Acres	7.61
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Double Wide Mobile Home
Status	Active

## Community Information

Address	1205 Macquarrie Avenue
Subdivision	Ferintosh
City	Ferintosh

County	Camrose County
Province	Alberta
Postal Code	T0B 1M0

### **Amenities**

Parking	Double Garage Detached
# of Garages	2

### **Interior**

Interior Features	Ceiling Fan(s), Central Vacuum, No Smoking Home, Open Floorplan, Pantry, Separate Entrance, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s), Laminate Counters
Appliances	Dishwasher, Electric Stove, Refrigerator, Wall/Window Air Conditioner, Washer/Dryer, Window Coverings
Heating	Natural Gas, Central, In Floor
Cooling	Wall/Window Unit(s)
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Yard
Lot Description	Front Yard, Irregular Lot, Landscaped, Many Trees
Roof	Asphalt Shingle
Construction	Concrete
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 16th, 2025
Zoning	R

### **Listing Details**

Listing Office	RE/MAX Real Estate (Edmonton) Ltd.
----------------	------------------------------------

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.