\$249,900 - 406 54411 Rge Rd 40, Rural Lac Ste. Anne County

MLS® #E4420224

\$249,900

1 Bedroom, 1.00 Bathroom, 642 sqft Rural on 1.26 Acres

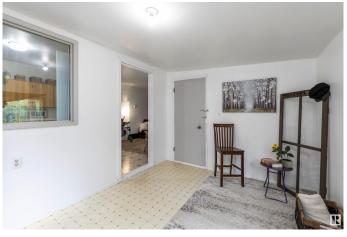
LSAS, Rural Lac Ste. Anne County, AB

45 minutes from the Anthony Henday, discover this charming FOUR SEASON HOME amongst mature trees & privately tucked away on a dead end road. Enjoy 1.26 ACRES & a 641 sqft home. This cozy home has FRESH PAINT & FLOORING. The spacious entrance has lots of room for storage and greeting company. The main area is an open design with an eat in kitchen and living room. There is a bedroom close to the four piece bathroom. The back entrance has a covered deck. There are 2 small storage sheds on the property & a detached 17'9" x 25' 6" garage. There is a firepit area, garden plot & numerous pathways along the property to enjoy. There are raspberries, areas to forage mushrooms, bird watch and so much more. The land has ample space to reimagine the home, build a new one, or add a shed. Upgrades include a NEW HOT WATER TANK (2024) & RECENTLY UPGRADED PLUMBING. Whether you're a family seeking a peaceful retreat or someone looking to build their dream home, this affordable lakeside property offers endless possibilities!

Built in 1980







Essential Information

MLS® # E4420224 Price \$249,900

Bedrooms

Bathrooms 1.00

Full Baths 1

Square Footage 642

Acres 1.26

Year Built 1980

Type Rural

Sub-Type Detached Single Family

1

Style Bungalow

Status Active

Community Information

Address 406 54411 Rge Rd 40

Area Rural Lac Ste. Anne County

Subdivision LSAS

City Rural Lac Ste. Anne County

County ALBERTA

Province AB

Postal Code T0E 0A0

Amenities

Features Fire Pit, See Remarks

Interior

Heating Forced Air-1, Natural Gas

Stories 1

Has Basement Yes

Basement None, No Basement

Exterior

Exterior Wood

Exterior Features See Remarks

Construction Wood

Foundation See Remarks

Additional Information

Date Listed February 4th, 2025

Days on Market 38

Zoning Zone 71

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Listing information last updated on March 14th, 2025 at 4:02am MDT