

# **\$180,000 - 549 461032 Hwy 13, Rural Wetaskiwin County**

MLS® #E4409105

**\$180,000**

0 Bedroom, 0.00 Bathroom,  
Rural on 0.46 Acres

Sunset Bay\_CWET, Rural Wetaskiwin County,  
AB

Welcome to Sunset Bay on the SE. shores of Buck Lake. Fully established half acre lot, landscaped-has lots of spruce trees and small garden area with strawberries and saskatoons. The seller is offering the 2012 Jayco Eagle 27.5â€™™ 5th wheel with AC and the slider 5th wheel hitch as well. There is a 12â€™™x 30â€™™ raised deck in front of the RV with a wonderful gazebo. The good size storage shed has shelves and a workbench. The property comes with a diesel 23HP tractor with Front End Loader, 72"Deck Mower, Rototiller and Blade. For the children - a 288sq.ft. 2 storey playhouse with decks, slide, a swing set and trampoline. The 2,000 gallon septic holding tank is plumbed to the RV. Down by the lakeshore you will find the boat launch and community docks with a personal boat slip. There is also a community lot with play centre and picnic area. Check out this TURN KEY property, pack your bags and come and enjoy!

Built in 2012

## **Essential Information**

MLS® #	E4409105
Price	\$180,000
Bathrooms	0.00
Acres	0.46



Year Built	2012
Type	Rural
Sub-Type	Vacant Lot/Land
Status	Active

### Community Information

Address	549 461032 Hwy 13
Area	Rural Wetaskiwin County
Subdivision	Sunset Bay_CWET
City	Rural Wetaskiwin County
County	ALBERTA
Province	AB
Postal Code	T0C 0T0

### Exterior

Exterior Features	Boating, Cul-De-Sac, Flat Site, Golf Nearby, Lake Access Property, Landscaped, Recreation Use
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### Additional Information

Date Listed	October 4th, 2024
Days on Market	209
Zoning	Zone 96
HOA Fees	325
HOA Fees Freq.	Annually

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Listing information last updated on May 1st, 2025 at 6:17am MDT