

## \$769,900 - 6201 Hwy 831, Rural Lamont County

MLS® #E4430677

**\$769,900**

4 Bedroom, 2.50 Bathroom, 2,703 sqft

Rural on 5.76 Acres

None, Rural Lamont County, AB

This stunning 2703 sq ft 2 story home situated on 5.76 is one of a kind and is located within Lamont town limits. The substantially renovated home features 4 bedrooms, 2.5 bath, a double detached garage and a spa like greenhouse. The main floor of the home has 9 ft ceilings and hardwood flooring throughout. The kitchen will amaze with the multiple islands, granite countertops, a country kitchen area with second sink, built in gas stove, oven and microwave. Move into the massive living room that is perfect for entertaining with space for a formal dining area as well as all your home entertainment set up requirements. Off the living room is a large den. Upstairs you will find 4 large bedrooms and the main 4pc bathroom. The Primary bedroom has 2 closets and a 3pc ensuite. The basement is unfinished but offers lots of space for storage. Off the front of the house is a 625 sq ft 4 season greenhouse/sunroom with in-floor heat, water taps for gardening and even includes a hot tub and deck. A truly must see home.

Built in 1927

### Essential Information

MLS® # E4430677

Price \$769,900

Bedrooms 4



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,703
Acres	5.76
Year Built	1927
Type	Rural
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	6201 Hwy 831
Area	Rural Lamont County
Subdivision	None
City	Rural Lamont County
County	ALBERTA
Province	AB
Postal Code	T0B 2R0

### Amenities

Features	Greenhouse, No Animal Home, No Smoking Home
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### Interior

Interior Features	ensuite bathroom
Heating	Baseboard, In Floor Heat System, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood
Exterior Features	Flat Site, Landscaped
Construction	Wood
Foundation	Concrete Perimeter

### Additional Information

Date Listed	April 13th, 2025
Days on Market	66

## Zoning

## Zone 62

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