# \$549,900 - 129 3215 Twp Rd 574, Rural Lac Ste. Anne County

MLS® #E4433464

## \$549,900

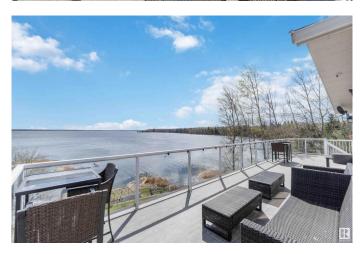
4 Bedroom, 2.00 Bathroom, 904 sqft Rural on 0.31 Acres

Mortenson Beach, Rural Lac Ste. Anne County, AB

East facing 4-season lakefront property perfect property to live in year round or enjoy for getaways any time of the year! This home has a huge front deck (new built with vinyl floor & no maintenance rails) & massive windows overlooking the lake. The upper level has a large L-shaped family room to enjoy the views plus laundry closet, 2 bedrooms & a 3 pc bathroom. The lower WALK-OUT level is where you find a great sized kitchen, eating area, living room & 2 more bedrooms & a 3 pc bathroom. In-floor heating on this level ensures that you will stay cozy in the cooler time of the year. A screened in 3 season porch gives you refuge when you need it. Newer roof (2021) and vinyl exterior. The lot slopes down to the lake with newer retaining walls & plenty of perennials and the lake front has 2 large sheds for storage of boating and patio equipment. Two other large sheds at the driveway as well and a gated entrance. The dead end road means less traffic throughout the year. Make lake living a reality!







Built in 2000

#### **Essential Information**

MLS® # E4433464

Price \$549,900

Bedrooms

Bathrooms 2.00

Full Baths 2

Square Footage 904

Acres 0.31

Year Built 2000

Type Rural

Sub-Type Detached Single Family

4

Style Hillside Split

Status Active

# **Community Information**

Address 129 3215 Twp Rd 574

Area Rural Lac Ste. Anne County

Subdivision Mortenson Beach

City Rural Lac Ste. Anne County

County ALBERTA

Province AB

Postal Code T0E 1A0

#### **Amenities**

Features Deck, Exterior Walls- 2"x6", Low Flw/Dual Flush Toilet, No Smoking

Home, Sunroom, Vaulted Ceiling, Vinyl Windows, Walkout Basement

Interior

Heating Forced Air-1, In Floor Heat System, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Finished

## **Exterior**

Exterior Wood

Exterior Features Backs Onto Lake, Boating, Fruit Trees/Shrubs, Lake Access Property,

Lake View, Landscaped, Sloping Lot, Waterfront Property

Construction Wood

Foundation Concrete Perimeter

## **Additional Information**

Date Listed April 30th, 2025

Days on Market 74

Zoning Zone 72

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