# \$590,000 - 63308 Rge Rd 433, Rural Bonnyville M.D.

MLS® #E4435440

# \$590.000

4 Bedroom, 2.00 Bathroom, 1,688 sqft Rural on 136.49 Acres

None, Rural Bonnyville M.D., AB

Welcome to your private escape! This stunning 4-bedroom, 2-bath modular home combines modern comfort with peaceful country living. Featuring an open-concept layout, vaulted ceilings, and stylish laminate flooring, the home offers both spaciousness and charm. Tucked away in a serene, treed setting, the property provides unmatched privacy while still being conveniently locatedâ€"only 10 minutes to Cold Lake and 30 minutes to Bonnyville. Relax on the expansive deck, watch the kids play in the large yard, or unwind in the screened-in hot tub gazeboâ€"mosquito-free and made for year-round enjoyment. A 28' x 36' workshop offers ample space for projects and storage, complemented by several additional sheds and outbuildings. A fenced garden and a separate dog run or chicken coop add to the homestead appeal. Set on a sprawling 136.49 acres, this property is a haven for outdoor enthusiasts. A solar power system and a 20kW diesel generator provide reliable, off-grid energy security.

Built in 2014

#### **Essential Information**

MLS® # E4435440 Price \$590,000

Bedrooms 4







Bathrooms 2.00 Full Baths 2

Square Footage 1,688

Acres 136.49

Year Built 2014

Type Rural

Sub-Type Detached Single Family

Style Bungalow

Status Active

# **Community Information**

Address 63308 Rge Rd 433

Area Rural Bonnyville M.D.

Subdivision None

City Rural Bonnyville M.D.

County ALBERTA

Province AB

Postal Code T9M 1P3

# **Amenities**

Features Deck, Dog Run-Fenced In, Fire Pit, Gazebo, Hot Tub, Workshop, Solar

Equipment

## Interior

Interior Features ensuite bathroom

Heating Forced Air-1, Natural Gas

Stories 1

Has Basement Yes

Basement None, No Basement

## **Exterior**

Exterior Modular

Exterior Features No Through Road, Treed Lot, Partially Fenced

Construction Modular Foundation Piling

## **Additional Information**

Date Listed May 9th, 2025

Days on Market 165

# Zoning Zone 60

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Listing information last updated on October 21st, 2025 at 4:32am MDT