

\$455,000 - 61513 Rge Rd 413, Rural Bonnyville M.D.

MLS® #E4443773

\$455,000

4 Bedroom, 3.00 Bathroom, 2,534 sqft

Rural on 5.00 Acres

None, Rural Bonnyville M.D., AB

Nestled on 5 private acres just south of Cherry Grove, this spacious 2533 sq ft home offers open space, country charm, and a large covered front porch to enjoy nature. Featuring hardwood floors, custom cherry wood cabinets and a large walk-in pantry in the kitchen, and two large upstairs bedrooms plus a generous primary suite with walk-in closet and ensuite. The 1373 sqft basement includes a huge family room with 9' ceilings, a massive bedroom, a finished 4-pc bathroom, and a laundry area. A 6'2" crawl space (1160 sqft) with a window provides excellent storage or hobby space (not legal height). The detached double garage can be heated with the wood stove. Some finishing of the home is still needed: the ensuite has a jetted soaker tub installed ,vanity, and toilet (not yet installed), with room for a large shower. Kitchen countertops are temporary and ready for your final touch. Move right in and take your time with the final projects. A great opportunity to add value and personalize your dream acreage.



Built in 2010

Essential Information

MLS® # E4443773

Price \$455,000

Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,534
Acres	5.00
Year Built	2010
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	61513 Rge Rd 413
Area	Rural Bonnyville M.D.
Subdivision	None
City	Rural Bonnyville M.D.
County	ALBERTA
Province	AB
Postal Code	T0A 0T0

Amenities

Features	Ceiling 9 ft., Front Porch, Hot Water Natural Gas, Parking-Extra, 9 ft. Basement Ceiling
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Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Partial, Partially Finished

Exterior

Exterior	Wood
Exterior Features	Backs Onto Park/Trees, Landscaped, Level Land, Private Setting, Ski Hill Nearby, Treed Lot
Construction	Wood
Foundation	Concrete Perimeter, Insulated Concrete Form

Additional Information

Date Listed June 20th, 2025

Days on Market 3

Zoning Zone 60

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