

# **\$364,900 - 8 2419 Twp Road 545, Rural Lac Ste. Anne County**

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MLS® #E4456429

## **\$364,900**

4 Bedroom, 1.00 Bathroom, 1,044 sqft

Rural on 3.09 Acres

Valhalla Estates, Rural Lac Ste. Anne County, AB

Acreage living for under \$400,000!!! You'll love calling this 1000 sq ft bungalow on just over 3 acres home! Feel at home as you walk in the door to the open floorplan. Large living room with tons of natural light! Dining space to expand to host family & friends. Kitchen is very functional with great island prep space! 3 bedrooms on the main floor and a 4pc bathroom. Basement is partially finished. There's a large rec room area, another potential bedroom; as well as laundry and storage! Many recent upgrades including siding, windows, insulation, decks, roof and more! Outside you'll love spending time on either the front or back deck! Chase the sun as your heart desires! The 3 acres has beautiful trees on and surrounding the property. Great storage shed for keeping the outside stuff outside! Great location close to Onoway and Alberta Beach with easy access to highway 43! Some photos are virtually staged.

Built in 1954

## **Essential Information**

|          |           |
|----------|-----------|
| MLS® #   | E4456429  |
| Price    | \$364,900 |
| Bedrooms | 4         |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 1,044                  |
| Acres          | 3.09                   |
| Year Built     | 1954                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 8 2419 Twp Road 545        |
| Area        | Rural Lac Ste. Anne County |
| Subdivision | Valhalla Estates           |
| City        | Rural Lac Ste. Anne County |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T0E 1V0                    |

### Amenities

|          |                                                     |
|----------|-----------------------------------------------------|
| Features | Closet Organizers, Deck, Front Porch, Vinyl Windows |
|----------|-----------------------------------------------------|

### Interior

|              |                           |
|--------------|---------------------------|
| Heating      | Forced Air-1, Natural Gas |
| Stories      | 1                         |
| Has Basement | Yes                       |
| Basement     | Full, Partially Finished  |

### Exterior

|                   |                                               |
|-------------------|-----------------------------------------------|
| Exterior          | Wood                                          |
| Exterior Features | Cul-De-Sac, Flat Site, Landscaped, Level Land |
| Construction      | Wood                                          |
| Foundation        | Concrete Perimeter                            |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 4th, 2025 |
| Days on Market | 18                  |
| Zoning         | Zone 70             |

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