

# **\$769,999 - 2531 Twp Road 571, Rural Lac Ste. Anne County**

MLS® #E4419446

**\$769,999**

3 Bedroom, 3.50 Bathroom, 3,141 sqft

Rural on 160.00 Acres

None, Rural Lac Ste. Anne County, AB

A FULL QUARTER SECTION (160 ACRES), MASSIVE WALKOUT HOME, HUGE SHOP! WELCOME TO ONE OF LAC STE. ANNE COUNTY'S BEST. THE HOME WAS BUILT IN 1984 AND HAS JUST OVER 4000 SQ FEET OF LIVING SPACE, 4 BATHS, AND 3 BEDROOMS. THE KITCHEN HAS OAK CABINETRY, A NEWER COUNTERTOP STOVE, BUILT IN OVEN, CENTRE ISLAND, DOUBLE FRIDGE, AND A LARGE PANTRY. DINING NOOK IS OFF KITCHEN. LIVING ROOM IS SPACIOUS WITH EXTERIOR DECK ACCESS. MAIN FLOOR ALSO HAS A HUGE FAMILY ROOM, FORMAL DINING AREA, AND A HALF BATH. UPPER LEVEL HAS 3 BEDROOMS, A GIANT PRIMARY BEDROOM WITH WALK-IN CLOSET AND FULL ENSUITE, UPPER FLOOR LAUNDRY, 2 MORE FULL BATHROOMS, AND AN UPPER BALCONY. WALK-OUT BASEMENT HAS A GAMES ROOM, DEN AREA, AND UTILITY ROOM. THE SHOP IS HUGE - 50X100 (5000 SQ FT), RADIANT HEATED, CONCRETE FLOORS, 13.6 FOOT CEILINGS, 14 FOOT OVERHEAD DOOR, METAL ROOF AND 220V POWER. PROPERTY IS ROLLING WITH 25 ACRES OF CULTIVATED LAND, A LAKE, TREED TRAILS, HORSE PADDOCKS, AND IS VERY PRIVATE. 88KM NW OF EDMONTON.



Built in 1983

## Essential Information

MLS® #	E4419446
Price	\$769,999
Bedrooms	3
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	3,141
Acres	160.00
Year Built	1983
Type	Rural
Sub-Type	Detached Single Family
Style	3 Level Split
Status	Active

## Community Information

Address	2531 Twp Road 571
Area	Rural Lac Ste. Anne County
Subdivision	None
City	Rural Lac Ste. Anne County
County	ALBERTA
Province	AB
Postal Code	T0E 1A0

## Amenities

Features	Closet Organizers, Deck, Exterior Walls- 2"x6", Hot Water Natural Gas, Parking-Extra, R.V. Storage, Television Connection, Vinyl Windows, Walkout Basement, Workshop
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## Interior

Interior Features	ensuite bathroom
Heating	Forced Air-2, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

## Exterior

Exterior	Wood
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Exterior Features	Backs Onto Lake, Backs Onto Park/Trees, Fruit Trees/Shrubs, Golf Nearby, Landscaped, No Back Lane, No Through Road, Private Setting, Rolling Land, Schools, Shopping Nearby, Treed Lot
Construction	Wood
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	January 28th, 2025
Days on Market	187
Zoning	Zone 70

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Listing information last updated on August 3rd, 2025 at 5:47am MDT