

# **\$599,000 - 60407 Range Road 462, Rural Bonnyville M.D.**

MLS® #E4425735

**\$599,000**

5 Bedroom, 3.00 Bathroom, 1,578 sqft

Rural on 5.02 Acres

None, Rural Bonnyville M.D., AB

Discover tranquility on this private 5-acre retreat just south of Bonnyville. This custom-built bungalow offers over 3,000 square feet of thoughtfully designed living space, complete with five bedrooms and three bathrooms. The home's open floor plan creates a bright seamless flow, with a spacious kitchen that serves as the perfect hub for entertaining, while the primary bedroom suite features a beautiful ensuite and direct deck access. Start each day watching the sunrise from your back deck and end it with spectacular sunsets from the welcoming front porch. Extra comforts include in-floor heating, an HRV system, and a cozy wood stove in the basement. The fully treed backyard provides natural privacy, creating an outdoor sanctuary complete with a fire pit for evening gatherings. The triple attached garage offers abundant space for vehicles and storage. This property perfectly balances proximity to town amenities with the peace and privacy of country living.

Built in 2008

## **Essential Information**

MLS® # E4425735

Price \$599,000



Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	2
Square Footage	1,578
Acres	5.02
Year Built	2008
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	60407 Range Road 462
Area	Rural Bonnyville M.D.
Subdivision	None
City	Rural Bonnyville M.D.
County	ALBERTA
Province	AB
Postal Code	T9N 0H2

### **Amenities**

Features	Closet Organizers, Deck, Detectors Smoke, Fire Pit, Front Porch, No Smoking Home, Parking-Extra, Vinyl Windows, HRV System, Natural Gas BBQ Hookup
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### **Interior**

Interior Features	ensuite bathroom
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood
Exterior Features	Backs Onto Park/Trees, Flat Site, Fruit Trees/Shrubs, Landscaped, Private Setting, Rolling Land, Treed Lot
Construction	Wood
Foundation	Concrete Perimeter

**Additional Information**

Date Listed            March 14th, 2025  
Days on Market      95  
Zoning                 Zone 60

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Listing information last updated on June 17th, 2025 at 8:47am MDT