

\$799,000 - 8115 Township Road 574, Rural Lac Ste. Anne County

MLS® #E4433510

\$799,000

4 Bedroom, 3.50 Bathroom, 2,944 sqft

Rural on 159.45 Acres

None, Rural Lac Ste. Anne County, AB

Custom built in 1981, this 2-storey home w/ double (18'™Wx22'™L) attached & heated garage & heated, 30'™Wx48'™L Quonset resides on 159.45 acres overlooking the Paddle River. Approximately 72 acres of farmable land. Beautiful foyer has vaulted, cedar-lined ceiling w/ skylight that extends into the living room & welcomes you with a view of the grand, curved stairway. Bright main floor: sunken living room w/ fireplace, 2 dining areas, kitchen, family room, laundry & 2-piece bath. Dual staircases lead to the walk-out basement, where there is a recreation room, flex room, bedroom, 3-piece bath & hobby room (5th bedroom?). Upstairs: 4-piece jacuzzi bath, 3 bedrooms including the primary w/ 4-piece ensuite, walk-in closet, den & balcony. Upgrades: shingles, siding, vinyl flooring, paint, 95% HIGH EFFICIENCY BOILER, 50-gallon HOT WATER TANK & PRESSURE TANK. Solidly re-enforced, west facing deck. Secure main yard: 4 metal gates & 1500 ft of page wire perimeter/predator fencing. Only minutes east of Mayerthorpe.

Built in 1981

Essential Information

MLS® #

E4433510



| | |
|----------------|------------------------|
| Price | \$799,000 |
| Bedrooms | 4 |
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 2,944 |
| Acres | 159.45 |
| Year Built | 1981 |
| Type | Rural |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------------------|
| Address | 8115 Township Road 574 |
| Area | Rural Lac Ste. Anne County |
| Subdivision | None |
| City | Rural Lac Ste. Anne County |
| County | ALBERTA |
| Province | AB |
| Postal Code | T0E 1N0 |

Amenities

| | |
|----------|--|
| Features | Deck, Exterior Walls- 2"x6", Skylight, Vaulted Ceiling, Walkout Basement |
|----------|--|

Interior

| | |
|-------------------|------------------------|
| Interior Features | ensuite bathroom |
| Heating | Baseboard, Natural Gas |
| Fireplace | Yes |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood |
| Exterior Features | Creek, Hillside, Private Setting, Recreation Use, River Valley View, River View, Rolling Land, See Remarks, Partially Fenced |
| Construction | Wood |
| Foundation | See Remarks |

Additional Information

Date Listed April 30th, 2025
Days on Market 48
Zoning Zone 70

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)
Listing information last updated on June 17th, 2025 at 1:32am MDT