

# **\$699,900 - 151 Lakeshore Drive, Rural Athabasca County**

MLS® #E4434605

**\$699,900**

3 Bedroom, 2.00 Bathroom, 1,249 sqft  
Rural on 0.18 Acres

Island Lake, Rural Athabasca County, AB

LAKE FRONT WALKOUT BUNGALOW on Island Lake – PERFECT GETAWAY cabin with YEAR ROUND USE! Built in 2000 with SOARING VAULTED CEILINGS and VIEW THAT WILL TAKE YOUR BREATH AWAY. Open concept great room is FILLED WITH NATURAL LIGHT. Spacious kitchen with corner pantry and LARGE EATING BAR. Dinette with garden doors to multilevel deck. 2 SIDED GAS FIREPLACE can be enjoyed from both the living room and primary suite, with walk in closet and full ensuite. UPSTAIRS TO THE BONUS ROOM with built in shelving and room to relax. WALKOUT BASEMENT IS FULLY FINISHED. Rec room with corner fireplace and garden door to deck. 2 MORE BEDROOMS and a full bath plus laundry room, mechanical and storage. Attached GARAGE IS OVERSIZED at 24x24. Walk down the stairs to the IDEAL BEACH FRONT OF ENDLESS SAND AND CLEAR WATER. 16x16 Gazebo with tin roof and SET UP FOR ENTERTAINING with T.V. Boat house Garage is 14x18 with dual overhead doors and a MASSIVE DECK THAT CONNECTS IT ALL together. MOVE IN READY WITH FLEXIBLE POSSESSION!

Built in 2000



## Essential Information

MLS® #	E4434605
Price	\$699,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,249
Acres	0.18
Year Built	2000
Type	Rural
Sub-Type	Detached Single Family
Style	Hillside Bungalow
Status	Active

## Community Information

Address	151 Lakeshore Drive
Area	Rural Athabasca County
Subdivision	Island Lake
City	Rural Athabasca County
County	ALBERTA
Province	AB
Postal Code	T9S 1S2

## Amenities

Features	Lake Privileges, Vaulted Ceiling, Vinyl Windows, Walkout Basement
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## Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Stories	3
Has Basement	Yes
Basement	Full, Finished

## Exterior

Exterior	Wood
Exterior Features	Backs Onto Lake, Beach Access, Boating, Lake Access Property, Lake View, Waterfront Property
Construction	Wood

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      May 5th, 2025

Days on Market                8

Zoning                            Zone 64

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