

\$465,000 - 46 62331 Rge Rd 411a, Rural Bonnyville M.D.

MLS® #E4442054

\$465,000

4 Bedroom, 3.00 Bathroom, 1,396 sqft

Rural on 1.68 Acres

Legends Western Estates, Rural Bonnyville M.D., AB

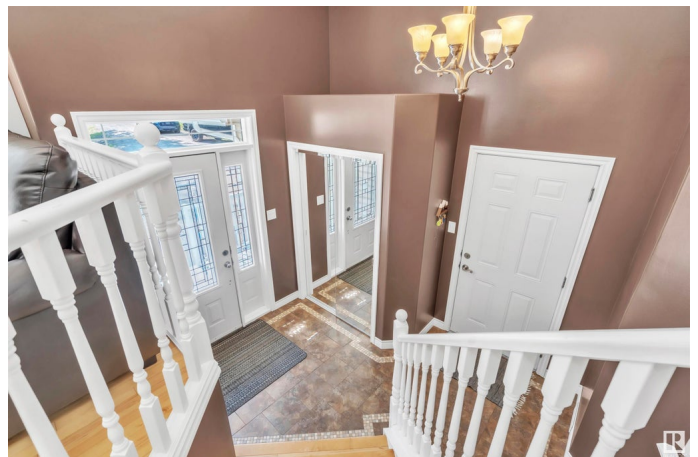
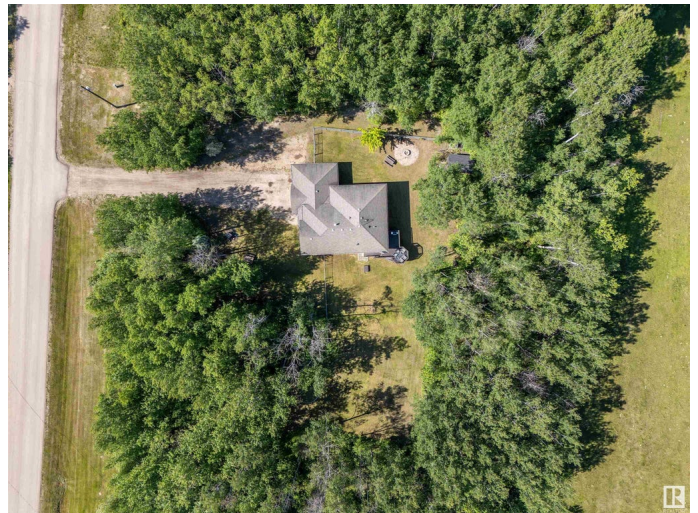
Quiet serenity just minutes from Cold Lake await you on this private treed acreage in Legends Western Estates. Surrounded by tall poplars and birch trees, this 4 bedroom fully finished home will offer you the peace you are searching for. Double attached garage, and plenty of space outside, along with a rare fully fenced yard. Inside you will find a spacious entry, leading up to the main floor complete with hardwood floors, gas fireplace and vaulted ceilings. Spacious dark kitchen with plenty of cabinet space, and access to the large deck that overlooks the luscious landscaping. Main floor also has laundry room, and 2 bedrooms including spacious primary bedroom with walk in closet and expansive ensuite complete with double sinks, jetted tub and separate shower. Lower level includes family room with second fireplace, 2 more bedrooms - which includes a stunning bedroom with access to the matching bathroom. Come home to your own oasis 365 days of the year.

Built in 2008

Essential Information

MLS® # E4442054

Price \$465,000



Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,396
Acres	1.68
Year Built	2008
Type	Rural
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

Community Information

Address	46 62331 Rge Rd 411a
Area	Rural Bonnyville M.D.
Subdivision	Legends Western Estates
City	Rural Bonnyville M.D.
County	ALBERTA
Province	AB
Postal Code	T0A 0T0

Amenities

Features	Deck, Vaulted Ceiling
----------	-----------------------

Interior

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

Exterior

Exterior	Wood
Exterior Features	Fenced, Flat Site, Landscaped
Construction	Wood
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 12th, 2025
-------------	-----------------

Days on Market 59

Zoning Zone 60

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 August 10th, 2025 at 8:03pm MDT