

\$334,900 - 16466 Hwy 663, Rural Athabasca County

MLS® #E4442198

\$334,900

2 Bedroom, 1.00 Bathroom, 997 sqft

Rural on 35.31 Acres

None, Rural Athabasca County, AB

Escape to 33 acres of rolling hills, meadows, forest, and a private lake—ideal for canoeing, kayaking, and swimming. This peaceful, fully serviced property is a nature lover's dream. The cozy rustic home features 2 bedrooms, a 4-piece bath, a wood-burning stove, and a wraparound deck with stunning views. Extras include: Two guest bunkies (one powered/heated) Above-ground pool with deck Firepit area Shop, lean-to & ample storage Perfect for a retreat, hobby farm, or quiet getaway. Just 5 mins to True Lake, 10 to North Buck, and under 2 hours from Sherwood Park. Tranquility, privacy, and adventure—it is time to live the dream.

Built in 1998

Essential Information

MLS® #	E4442198
Price	\$334,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	997
Acres	35.31
Year Built	1998
Type	Rural
Sub-Type	Cottage



Style	Bungalow
Status	Active

Community Information

Address	16466 Hwy 663
Area	Rural Athabasca County
Subdivision	None
City	Rural Athabasca County
County	ALBERTA
Province	AB
Postal Code	T0A 0R0

Amenities

Features	Deck, Front Porch, Guest Suite, Hot Water Electric
Parking Spaces	6

Interior

Heating	Forced Air-1, Wood Stove, Wood
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood
Exterior Features	Lake Access Property, No Back Lane, No Through Road, Private Fishing, Private Setting, Recreation Use, Partially Fenced
Construction	Wood
Foundation	Piling

Additional Information

Date Listed	June 11th, 2025
Days on Market	5
Zoning	Zone A

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Listing information last updated on June 16th, 2025 at 4:32am MDT