\$779,900 - 1 61025a Rge Rd 465, Rural Bonnyville M.D.

MLS® #E4463861

\$779,900

5 Bedroom, 3.00 Bathroom, 3,310 sqft Rural on 1.06 Acres

Model Development, Rural Bonnyville M.D., AB

Live Life Lakefront! Custom built home on 2 lots! Impressive 3300 sqft 2-storey features bright open-concept living space w/ underslab heat & loads of character throughout. Designer kitchen offers white cabinetry w/ BI ovens & induction cooktop, large eat-at island & garden doors leading to a south-facing patio/ gazebo overlooking the lake w/ gas hook up for BBQ. 5 Bdrms & 3 baths including a primary suite w/ cozy gas stove, access to a private lake-view balcony, WI closet & luxurious, updated 4pc ensuite featuring a tiled shower w/ waterfall feature & BI seating. 2nd level also offers laundry, den, rec room & vaulted ceilings. Upgrades galore including vinyl plank flooring, 3 pc bath, paint, boiler, hot water on demand & septic pump. Beautifully landscaped yard includes a path to your own cleared beach w/ boat/ swimming access, gazebo & firepit area. 32x28 double attached heated garage, powered single garage & sheds. Next to municipal reserve & close to town amenities, trails & golf. A Home That Inspires!

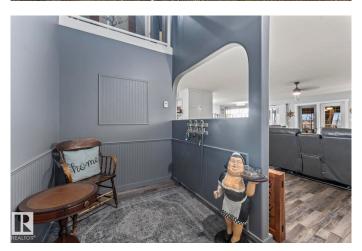
Built in 1997

Essential Information

MLS® # E4463861 Price \$779,900







Bedrooms 5

Bathrooms 3.00

Full Baths 3

Square Footage 3,310

Acres 1.06

Year Built 1997

Type Rural

Sub-Type Detached Single Family

Style 2 Storey

Status Active

Community Information

Address 1 61025a Rge Rd 465

Area Rural Bonnyville M.D.

Subdivision Model Development

City Rural Bonnyville M.D.

County ALBERTA

Province AB

Postal Code T9N 2J6

Amenities

Features Deck, Fire Pit, Front Porch, Gazebo, Patio, Vaulted Ceiling, See

Remarks

Interior

Interior Features ensuite bathroom

Heating Forced Air-1, In Floor Heat System, Natural Gas

Fireplace Yes

Stories 2

Has Basement Yes

Basement None, No Basement

Exterior

Exterior Wood

Exterior Features Backs Onto Lake, Beach Access, Boating, Fruit Trees/Shrubs, Golf

Nearby, Lake Access Property, Lake View, Landscaped, No Through

Road, Waterfront Property, See Remarks

Construction Wood

Foundation Slab

Additional Information

Date Listed October 27th, 2025

Days on Market 3

Zoning Zone 65

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