

# \$239,900 - 236, 28302 Highway 12a Beach, Rural Lacombe County

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MLS® #A2192475

**\$239,900**

2 Bedroom, 1.00 Bathroom, 955 sqft  
Residential on 0.17 Acres

Ebeling Beach, Rural Lacombe County,  
Alberta

Located in the Ebeling Beach subdivision on Gull Lake this 3 season cabin is a great place to get away from it all! Enjoy weekends at the lake with walking distance to the beach & Aspen Beach Park. The well maintained cabin features 955 sq ft with 2 bedrooms, open kitchen/dining room area, living room with brick faced fireplace, two piece bath, and loft space that could be used for additional storage or sleeping space. You can relax on the front north facing patio or soak in the sun on the south facing patio while enjoying the large yard space with lots of perennials & fruit trees. Even better to enjoy an evening fire around the firepit with family & friends. Just 10 minutes from Lacombe and 20 minutes to Red Deer makes this get away easily accessible. A new roof, siding, & windows were installed in 2019. A new 2,000 gallon septic tank was installed in 2021, new propane tank in 2020, and there is a 300 gallon water tank with pump. There is a older Dutch barn house in the back used for storage & an outhouse. Get ready to make some memories!

Built in 1965

## Essential Information

|        |           |
|--------|-----------|
| MLS® # | A2192475  |
| Price  | \$239,900 |



|                |               |
|----------------|---------------|
| Bedrooms       | 2             |
| Bathrooms      | 1.00          |
| Half Baths     | 1             |
| Square Footage | 955           |
| Acres          | 0.17          |
| Year Built     | 1965          |
| Type           | Residential   |
| Sub-Type       | Recreational  |
| Style          | Cottage/Cabin |
| Status         | Active        |

### **Community Information**

|             |                              |
|-------------|------------------------------|
| Address     | 236, 28302 Highway 12a Beach |
| Subdivision | Ebeling Beach                |
| City        | Rural Lacombe County         |
| County      | Lacombe County               |
| Province    | Alberta                      |
| Postal Code | T0C 1S0                      |

### **Amenities**

|                |            |
|----------------|------------|
| Parking Spaces | 4          |
| Parking        | Off Street |

### **Interior**

|                   |                        |
|-------------------|------------------------|
| Interior Features | See Remarks            |
| Appliances        | Refrigerator, Stove(s) |
| Heating           | Fireplace(s), Wood     |
| Cooling           | None                   |
| Fireplace         | Yes                    |
| # of Fireplaces   | 1                      |
| Fireplaces        | Wood Burning           |
| Basement          | None                   |

### **Exterior**

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | Other                           |
| Lot Description   | Back Lane, Fruit Trees/Shrub(s) |
| Roof              | Asphalt Shingle                 |
| Construction      | Wood Frame                      |
| Foundation        | Piling(s)                       |

## Additional Information

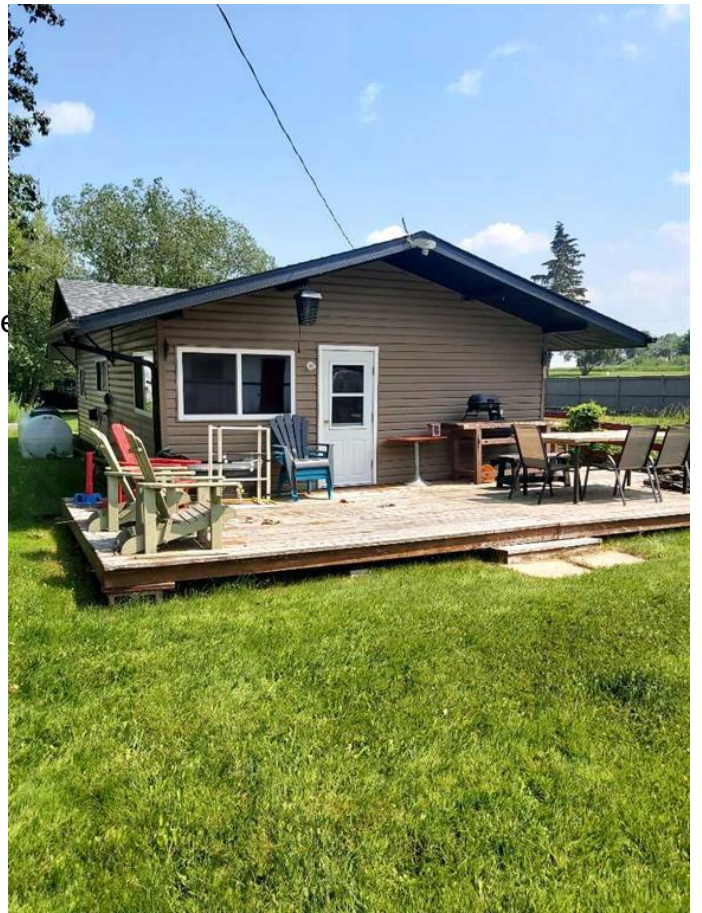
Date Listed February 5th, 2025

Days on Market 77

Zoning 8

## Listing Details

Listing Office RE/MAX real estate central albe



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