\$459,500 - 1-655068 Range Road 224, Rural Athabasca County

MLS® #A2207279

\$459,500

5 Bedroom, 3.00 Bathroom, 1,460 sqft Residential on 1.73 Acres

NONE, Rural Athabasca County, Alberta

Experience the advantages of rural living just a 5-minute drive from Athabasca. This charming home, set on 1.73 acres, offers 2,860 square feet of living space across a well-designed layout featuring 3+2 bedrooms and 3 bathrooms. The main floor boasts an open concept with a spacious kitchen and dining area complete with a large island, pantry, and stainless steel appliances, seamlessly flowing into a comfortable living room perfect for evening relaxation. The primary bedroom serves as a private retreat with a luxurious ensuite that features a deep soaking tub, a walk-in shower with body jets, dual sinks, and a walk-in closet outfitted with built-in organizers. Two additional bedrooms and a conveniently located laundry room round out the main floor. The fully finished basement further enhances the living space with two family roomsâ€"one including a built-in lounging bed ideal for movie nightsâ€"two extra bedrooms, and a three-piece bathroom. The standout double attached garage, along with wood-lumber finished walls and ceilings, adds distinctive charm and character to this delightful home.

Built in 2008

Essential Information

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Price \$459,500

Bedrooms 5

Bathrooms 3.00

Full Baths 3

Square Footage 1,460

Acres 1.73

Year Built 2008

Type Residential Sub-Type Detached

Style Acreage with Residence, Bungalow

Status Active

Community Information

Address 1-655068 Range Road 224

Subdivision NONE

City Rural Athabasca County

County Athabasca County

Province Alberta
Postal Code T9S 2A8

Amenities

Parking Double Garage Attached

of Garages 2

Interior

Interior Features Open Floorplan

Appliances Dishwasher, Dryer, Range, Refrigerator, Washer

Heating Forced Air

Cooling None

Fireplace Yes

of Fireplaces 1

Fireplaces Electric

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Private Yard

Lot Description Cul-De-Sac, Brush

Roof Asphalt Shingle

Construction Wood Frame Foundation ICF Block

Additional Information

Date Listed March 31st, 2025

Days on Market 23

Zoning CR

Listing Details

Listing Office ROYAL LEPAGE COUNTY REALTY

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