

\$395,000 - 671063a Range Road 242.3, West Baptiste

MLS® #A2209323

\$395,000

2 Bedroom, 3.00 Bathroom, 1,535 sqft

Residential on 5.39 Acres

NONE, West Baptiste, Alberta

Welcome to your dream retreat on Baptiste Lake, where breathtaking lakefront views meet the tranquil sounds of a rippling creek. This 2-bedroom, 3-bathroom home is designed for both relaxation and entertaining, offering a seamless blend of comfort and refinement. Step up to the open concept living room, dining area and kitchen that is bathed in natural light, with large windows framing picturesque country views. The kitchen has beautiful hickory cabinets that compliment the well cared for granite countertops. Donâ€™t forget about the convenience of a double attached heated garage. Outdoors, this property truly shines. You will have 5.39 acres to call you own, so enjoy your morning coffee on the deck by the creek or unwind in the beautiful yard. Whether you seek a weekend getaway or a permanent residence, this home is an opportunity not to be missed!

Built in 1977

Essential Information

| | |
|----------------|-----------|
| MLS® # | A2209323 |
| Price | \$395,000 |
| Bedrooms | 2 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,535 |
| Acres | 5.39 |
| Year Built | 1977 |



| | |
|----------|---------------------------------------|
| Type | Residential |
| Sub-Type | Detached |
| Style | 3 Level Split, Acreage with Residence |
| Status | Active |

Community Information

| | |
|-------------|--------------------------|
| Address | 671063a Range Road 242.3 |
| Subdivision | NONE |
| City | West Baptiste |
| County | Athabasca County |
| Province | Alberta |
| Postal Code | T9S 2A8 |

Amenities

| | |
|----------------|--|
| Utilities | Electricity Connected, Natural Gas Connected, Water Connected, Sewer Connected |
| Parking Spaces | 8 |
| Parking | Double Garage Attached, Gravel Driveway |
| # of Garages | 2 |
| Is Waterfront | Yes |
| Waterfront | Waterfront, Creek, Lake Front |

Interior

| | |
|-------------------|--|
| Interior Features | Granite Counters, Kitchen Island |
| Appliances | Dishwasher, Dryer, Garage Control(s), Gas Stove, Range Hood, Refrigerator, Washer, Water Distiller |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas, Living Room |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|--|
| Exterior Features | Balcony |
| Lot Description | Creek/River/Stream/Pond, Environmental Reserve, Waterfront, Lake |
| Roof | Metal |
| Construction | Composite Siding |

Foundation Poured Concrete

Additional Information

Date Listed April 10th, 2025

Days on Market 11

Zoning CR1

Listing Details

Listing Office ROYAL LEPAGE COUNTY REALTY

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