

# **\$150,000 - 5227 5231 48a Avenue, Rural Lac Ste. Anne County**

MLS® #E4417748

**\$150,000**

2 Bedroom, 1.00 Bathroom, 555 sqft

Rural on 0.34 Acres

Alberta Beach, Rural Lac Ste. Anne County, AB

Fully Serviced cottage set on a double corner lot measuring just over a third of an acre.

Recently amalgamated lots now has this measuring at 100 x 150' total lot area. Taxes are yet to be assessed as one so will be considerably less. Cabin may not be restored.

Comes with gas/power/sewer and well. Also a double oversized detached garage. Close to the lake, centre of town with all amenities and main beach area, library, museum and restaurants. Enjoy all the activities lake living offers with boating, swimming, fishing both in summer and winter, snowmobiling and much more. Located in Alberta Beach, just 35 minutes NW of Edmonton.

Built in 1961

## **Essential Information**

MLS® #	E4417748
Price	\$150,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	555
Acres	0.34
Year Built	1961



Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	5227 5231 48a Avenue
Area	Rural Lac Ste. Anne County
Subdivision	Alberta Beach
City	Rural Lac Ste. Anne County
County	ALBERTA
Province	AB
Postal Code	T0A 0A0

### Amenities

Features	Fire Pit
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### Interior

Heating	Wood Stove, Natural Gas
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood
Exterior Features	Corner Lot, Recreation Use
Construction	Wood
Foundation	Wood

### Additional Information

Date Listed	January 11th, 2025
Days on Market	131
Zoning	Zone 71

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Listing information last updated on May 22nd, 2025 at 1:32pm MDT