

Courtesy Of Noreen S Hutt Of Century 21 Leading

## **\$559,900 - 54509 Rrd 101, Rural Yellowhead**

MLS® #E4440017

**\$559,900**

4 Bedroom, 2.00 Bathroom, 1,755 sqft

Rural on 150.94 Acres

None, Rural Yellowhead, AB

This Picturesque Approx 151 Acres With a Panoramic Lake View is Absolutely Breathtaking!! This One of a Kind Property Includes a Ranch Style Home That Has an Attractive Kitchen With Lots of Cupboards, a Pantry and a Skylight, a Bright and Open Living Room, a Large Family Room Complete With a Woodstove, Tons of Natural Light That Streams in and of Course a Stunning Lake View That You Can See From Every Window, 5 Spacious Bedrooms Including the Primary One With it's Own Ensuite and Walk in Closet, a Main Floor Laundry Room With Lots of Storage, Newer Appliances, a Newer Furnace and Hot Water Tank and a 12X40 Deck - Perfect For Watching Those Evening Sunsets Over the Lake. The Majority of This Property is Open, Has Excellent Drainage and it is Fenced and Cross Fenced. Also There Are 3 Waterers, 3 Storage Sheds and a Great Garden Spot. This Amazing Property With a Beautiful Lake View is Definitely the Perfect Place to Call Home!

Built in 1991

### **Essential Information**

MLS® # E4440017

Price \$559,900

Bedrooms 4



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,755                  |
| Acres          | 150.94                 |
| Year Built     | 1991                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### **Community Information**

|             |                  |
|-------------|------------------|
| Address     | 54509 Rrd 101    |
| Area        | Rural Yellowhead |
| Subdivision | None             |
| City        | Rural Yellowhead |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T0E 2M0          |

### **Amenities**

|          |                       |
|----------|-----------------------|
| Features | Deck, No Smoking Home |
|----------|-----------------------|

### **Interior**

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Heating           | Forced Air-1, Natural Gas |
| Stories           | 1                         |
| Has Basement      | Yes                       |
| Basement          | None, No Basement         |

### **Exterior**

|                   |                                                            |
|-------------------|------------------------------------------------------------|
| Exterior          | See Remarks                                                |
| Exterior Features | Cross Fenced, Fenced, Landscaped, Private Setting, Schools |
| Construction      | See Remarks                                                |
| Foundation        | See Remarks                                                |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | June 1st, 2025 |
| Days on Market | 98             |
| Zoning         | Zone 90        |

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Listing information last updated on September 7th, 2025 at 11:02am MDT