

\$650,000 - 6 Roberts Road, Rural Athabasca County

MLS® #A2083594

\$650,000

4 Bedroom, 3.00 Bathroom, 1,334 sqft

Residential on 0.00 Acres

Amisk Lake Estate, Rural Athabasca County,
Alberta

AMISK LAKE WITH BOAT SLIP~~ RARE OPPORTUNITY!! Enjoy everything lake life has to offer with out the lakefront prices.. That says it all !! This amazing custom built, 4 bedroom, 3 bath A-Frame home will melt your heart from the moment you step in side. Greeted by spacious foyer for the forever changing seasons, main floor bedroom and full bathroom. The custom Kitchen boasts character and warmth with tons of cabinets and counter space with a sit up nook and separate dining area. The high ceiling in the living room allows you to take in all the amazing views of the lake in the comfort of your home while snuggled up to a stunning cobble stone fireplace. Upstairs offers your private master bedroom, with a walk in closet, full ensuite and a balcony to take in all the beauty while enjoying a cup of coffee. Downstairs is fully developed with another stunning wood burning cobble stone fireplace in the family room, 2 large bedrooms, full bathroom, and a bright laundry room. This amazing home allows you to take in and BREATHE in the outdoors with the wrap around deck PLUS a huge detached garage for all the toys. While touring the home you will be thrilled to see all the custom wood furniture throughout the home will be yours to enjoy- WOW !! ICF Foundation is such an great upgrade, WELL and Septic Tank. Come check it out ! Amisk Lake is one of the most sought after northern lakes in Alberta with the depths



being up to 150' deep. It known for fantastic fishing, swimming, boating, quadding, summer and winter activities and 90% surrounded by crown land making this a very sound investment. Only 10 min to Boyle, 40 min to Athabasca and Lac Lab Biche, 1.5 hrs to Edmonton, 2.5 to Fort McMurray.

Built in 2005

Essential Information

MLS® #	A2083594
Price	\$650,000
Sold Price	\$650,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,334
Acres	0.00
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	A-Frame
Status	Sold

Community Information

Address	6 Roberts Road
Subdivision	Amisk Lake Estate
City	Rural Athabasca County
County	Athabasca County
Province	Alberta
Postal Code	T0A0M0

Amenities

Parking Spaces	5
Parking	Double Garage Detached, Driveway, Front Drive, Gravel Driveway, RV Access/Parking
Waterfront	See Remarks, Beach Access, Lake Access, Lake Privileges

Interior

Interior Features	Ceiling Fan(s), High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Living Room, Other, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Boat Slip, Dock, Fire Pit
Lot Description	Corner Lot, Lake, Front Yard, Lawn, Interior Lot, Landscaped, Many Trees, See Remarks, Views
Roof	Asphalt Shingle, Metal
Construction	Concrete, ICFs (Insulated Concrete Forms), Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 27th, 2023
Date Sold	April 2nd, 2024
Days on Market	188
Zoning	RC
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX FORT MCMURRAY
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