

\$499,500 - 13379 Township Road #318 John's Drive, Lac La Biche

MLS® #A2154781

\$499,500

5 Bedroom, 3.00 Bathroom, 1,597 sqft
Residential on 0.66 Acres

Lac La Biche, Lac La Biche, Alberta

Welcome to this charming bungalow nestled in the beautiful Hollowachuk Estates, just a quick drive from the heart of town. This well-maintained home offers the perfect blend of convenience and serenity, situated in a peaceful, lake-adjacent neighborhood. Boasting a full basement, two-car garage, and large backyard deck, this property is both functional and inviting. While not directly on the lake, you'll enjoy the benefit of being just a brief walk from Beaver Lake, making it easy to embrace a lifestyle of relaxation and recreation. This property is an ideal retreat for those who appreciate the quiet charm of lake living while remaining conveniently close to town amenities. Whether you're seeking a serene escape or a vibrant community experience, this home offers the best of both worlds. Don't miss your chance to own a piece of this idyllic lakeside paradise.

Built in 1997

Essential Information

MLS® #	A2154781
Price	\$499,500
Sold Price	\$485,000
Bedrooms	5
Bathrooms	3.00
Full Baths	2



Half Baths	1
Square Footage	1,597
Acres	0.66
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	13379 Township Road #318 John's Drive
Subdivision	Lac La Biche
City	Lac La Biche
County	Lac La Biche County
Province	Alberta
Postal Code	T0A 2C1

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Parking Pad

Interior

Interior Features	Ceiling Fan(s), No Animal Home, No Smoking Home, Pantry
Appliances	Dishwasher, Garage Control(s), Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit, Private Yard
Lot Description	Back Yard, Cul-De-Sac, Lawn, Level, Many Trees
Roof	Asphalt Shingle
Construction	Composite Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 29th, 2024
Date Sold	January 10th, 2025

Days on Market	134
Zoning	LOW DENSITY HAMLET RESIDE
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX LA BICHE REALTY
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