

\$498,500 - 232056 Township Road 662, Rural Athabasca County

MLS® #A2172927

\$498,500

5 Bedroom, 4.00 Bathroom, 1,521 sqft
Residential on 12.93 Acres

NONE, Rural Athabasca County, Alberta

Have it all! Imagine peaceful acreage living just a few minutes west of Athabasca, where modern comfort meets serene natural beauty. This beautifully renovated 5-bedroom, 3-bathroom home invites you into spacious, light-filled living areas perfect for relaxation and entertaining. Every detail, from the sleek modern finishing to the open-concept design, has been thoughtfully updated in the last four years to create a stylish, welcoming atmosphere. Outside, 12 acres of beautifully landscaped yard surrounds you, offering both privacy and a picturesque setting. Picture cozy evenings gathered around the fire pit, watching the northern lights dance across the sky, or quiet mornings on the expansive deck, soaking in the peaceful sounds of nature. For active families, the location couldn't be better. Just minutes away from the Multiplex, where your kids will spend endless hours in their after-school activities like hockey, skating, swimming, and more. And when adventure calls, you're a short drive from nearby lakes, offering endless opportunities for summer & winter fun. Whether you're seeking a peaceful retreat or outdoor adventure, this property offers the best of both worlds—acreage living where you can truly live, relax, and play.



Built in 1990

Essential Information

MLS® #	A2172927
Price	\$498,500
Sold Price	\$497,000
Bedrooms	5
Bathrooms	4.00
Full Baths	2
Half Baths	2
Square Footage	1,521
Acres	12.93
Year Built	1990
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Sold

Community Information

Address	232056 Township Road 662
Subdivision	NONE
City	Rural Athabasca County
County	Athabasca County
Province	Alberta
Postal Code	T9S 2A9

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Phone Available
Parking	Double Garage Detached

Interior

Interior Features	Ceiling Fan(s), Kitchen Island, Laminate Counters, No Smoking Home, Pantry, Storage, Central Vacuum
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Oven
Heating	Forced Air, Natural Gas, Floor Furnace, See Remarks
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes

Basement Finished, Full

Exterior

Exterior Features Private Yard, BBQ gas line, Fire Pit
Lot Description Lawn, Landscaped, Private, Treed
Roof Asphalt
Construction Vinyl Siding, Wood Frame
Foundation Wood

Additional Information

Date Listed October 17th, 2024
Date Sold November 8th, 2024
Days on Market 21
Zoning AU
HOA Fees 0.00

Listing Details

Listing Office ROYAL LEPAGE COUNTY REALTY

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