



## Rural Leduc County Alberta

\$569,000

Visit the Listing Brokerage (and/or listing REALTOR(R)) website to obtain additional information. TURNKEY LAKEFRONT! 4 season South facing home at Sandholm Beach, complete with an oversized double detached garage and charming guest suite above - perfect for guests. Comes with new 60 foot dock. Recent improvements: new stacked washer dryer, furnace, hot water tank, water filtration system, pressure tank, plumbing, garage door, high end bathroom upgrade, flooring throughout, shingles on house, and floor to ceiling glass doors opening to the new lower deck offering breathtaking lake views. The main house has 2 bedrooms, 3 pc bath, sunken living room with gas fireplace, sunny kitchen and dining area with numerous windows facing the lake and for beautiful views. The guest house includes 2 bedrooms, 4 pc bathroom, full kitchen and cozy living room heated by second furnace. Low maintenance gated yard and a short walk to beach and park. (id:6769)

Bedroom 3 Measurements not available

Bedroom 4 Measurements not available

Living room 4.5 m X 7.31 m

Kitchen 8.44 m X 5.6 m

Primary Bedroom 3.03 m X 3.13 m

Bedroom 2 3.03 m X 3.65 m

Listing Presented By:



Originally Listed by:  
HonestDoor Inc

<https://www.honestdoor.com/>



**RE/MAX River City**

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