



Rural Athabasca County Alberta

\$479,900

Beautifully maintained home on 4.7 acres with a fully finished walk-out basement. Renovated main level features an open layout, updated kitchen with custom soft-close cabinets, granite counters, modern lighting, and luxury vinyl plank flooring. Three bedrooms and a full bathroom on the main floor. The walk-out basement adds a family room, fourth bedroom, second bathroom, and extensive custom storage. All furnishings included for a turnkey move-in. Low-maintenance exterior with metal roof, cement board siding, and hardwired LED color-changing lights. Furnace and on-demand hot water replaced in 2019. Detached 26' x 24' garage with power and concrete floor. Fenced backyard with raised garden beds, plus a cleared area overlooking a creek--ideal for a future fire pit. Quad directly from the property into crown land. Two wells on site; main bath wired for bidet/heated seat. Move-in ready acreage with modern updates and excellent outdoor access. (id:6769)

Bedroom 4 3.38 m X 3.63 m

Bonus Room 3.41 m X 12.5 m

Utility room 3.33 m X 3.18 m

Living room 3.58 m X 5.26 m

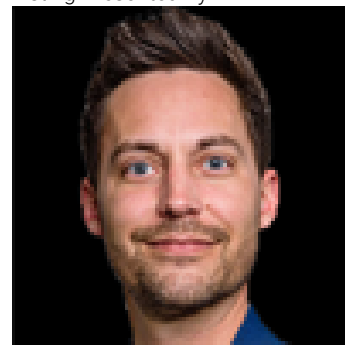
Kitchen 3.49 m X 4.58 m

Primary Bedroom 3.48 m X 3.64 m

Bedroom 2 3.48 m X 3 m

Bedroom 3 2.76 m X 3.54 m

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