

\$325,500 - 505 60017 Range Road 110a, Rural St. Paul County

MLS® #E4424881

\$325,500

2 Bedroom, 2.50 Bathroom, 1,388 sqft

Rural on 0.33 Acres

Lower Mann Lake, Rural St. Paul County, AB

Lakefront Living at Its Finest! This stunning 2-bedroom, 3-bathroom home on Lower Mann Lake offers everything you need for a life of comfort and tranquility. The spacious living room features vaulted ceilings and panoramic lake views, creating the perfect space to relax or entertain. The master suite is a private haven with a luxurious soaker tub, walk-in closet, and ensuite bath. A large kitchen with ample room for cooking and gathering opens to a deck, perfect for enjoying summer meals while soaking in the serene surroundings. The walk-out basement, complete with in-floor heating, provides easy access to the lake with the walkout, making it an ideal space for year-round enjoyment. Outside, you'll find fruit trees, a lovely garden, and plenty of opportunities to connect with nature. Located near a beach, boat launch, walking trails, and a golf course, this home offers endless outdoor adventures. Don't miss your chance to call this lakefront retreat yours!

Built in 2004

Essential Information

MLS® #	E4424881
Price	\$325,500
Bedrooms	2



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,388
Acres	0.33
Year Built	2004
Type	Rural
Sub-Type	Detached Single Family
Style	Hillside Bungalow
Status	Active

Community Information

Address	505 60017 Range Road 110a
Area	Rural St. Paul County
Subdivision	Lower Mann Lake
City	Rural St. Paul County
County	ALBERTA
Province	AB
Postal Code	T0A 0C0

Amenities

Features	Deck, Lake Privileges, Vaulted Ceiling, Vinyl Windows, Walkout Basement
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Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood
Exterior Features	Backs Onto Lake, Beach Access, Boating, Fruit Trees/Shrubs, Golf Nearby, Hillside, Lake Access Property, Lake View, Landscaped, Low Maintenance Landscape, Recreation Use, Treed Lot, Vegetable Garden, Waterfront Property
Construction	Wood
Foundation	Concrete Perimeter

Additional Information

Date Listed	March 10th, 2025
Days on Market	148
Zoning	Zone 60

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