\$519,000 - #7 46328 Twp Rd 612, Rural Bonnyville M.D.

MLS® #E4442035

\$519,000

1 Bedroom, 0.00 Bathroom, 336 sqft Rural on 3.67 Acres

Turcotte Subdivision, Rural Bonnyville M.D., AB

A truly one-of-a-kind 3.67-acre lakefront retreat on Moose Lake! Follow the enchanting 750' private driveway as it leads to a mature, open clearing featuring a charming 3-season cabin and multiple versatile outbuildings. The main cabin offers 336 sq. ft. of cozy living space with water, power, and wood heat from a classic antique stove. A separate bunkhouse/bathhouse provides additional sleeping quarters, washroom facilities, and laundry services â€" perfect for accommodating guests or extended family. Additional outbuildings serve as excellent storage options and also feature power connections. Lake water hydrants are conveniently located throughout the property for easy access. Wander down to the lakefront, where you'II find ample space for a future boat lift and dock installation. This exceptional property is ideal for families seeking a peaceful lakeside getaway or for anyone ready to build their executive dream home in a truly serene setting. Don't miss this rare opportunity to own a piece of paradise.

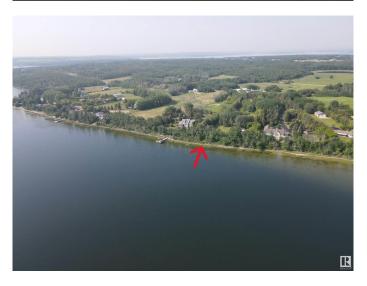
Built in 1983

Essential Information

MLS® # E4442035







Price \$519,000

Bedrooms

Bathrooms 0.00

1

Square Footage 336

Acres 3.67

Year Built 1983

Type Rural

Sub-Type Detached Single Family

Style Bungalow

Status Active

Community Information

Address #7 46328 Twp Rd 612

Area Rural Bonnyville M.D.

Subdivision Turcotte Subdivision

City Rural Bonnyville M.D.

County ALBERTA

Province AB

Postal Code T9N 2J1

Amenities

Features Fire Pit, Hot Water Electric, Lake Privileges

Interior

Heating Wood Stove, Wood

Stories 1

Has Basement Yes

Basement None, No Basement

Exterior

Exterior Wood

Exterior Features Boating, Private Setting, Waterfront Property

Construction Wood Foundation Block

Additional Information

Date Listed June 10th, 2025

Days on Market 58

Zoning Zone 65

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 6th, 2025 at 11:32pm MDT