

\$439,800 - 2, 240054 Township Road 670, Rural Athabasca County

MLS® #A2073266

\$439,800

5 Bedroom, 4.00 Bathroom, 1,806 sqft
Residential on 1.24 Acres

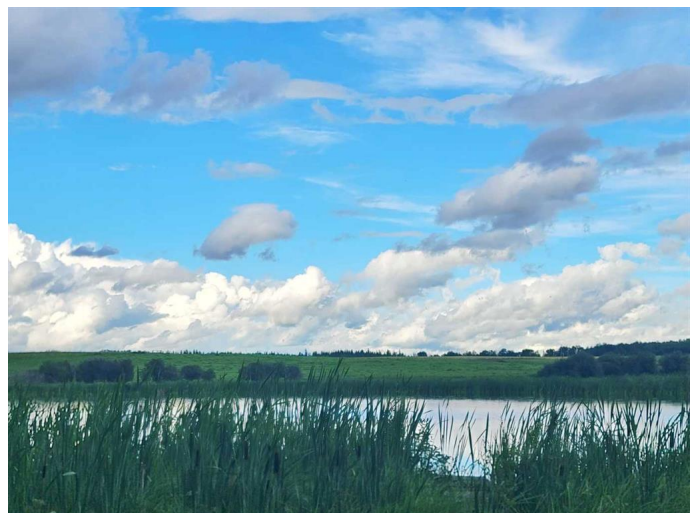
NONE, Rural Athabasca County, Alberta

LAKEFRONT ON A QUIET CUL-DE-SAC less than 15 minutes from Athabasca. A beautiful 5 bedroom home in quiet Poplar Point Estates. Great sized garage with a separate basement entrance. Newly renovated bathrooms, and a new water treatment system. Open rooms, hardwood floors, main floor laundry, separate dining room area - and outside, enjoy the covered deck facing the lake, the firepit, and the lovely lawn! Walk down to the water to fish or for an evening boat ride... A beautiful property to relax in comfort, socialize with friends - or raise a family!

Built in 1994

Essential Information

| | |
|----------------|----------------------------------|
| MLS® # | A2073266 |
| Price | \$439,800 |
| Bedrooms | 5 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,806 |
| Acres | 1.24 |
| Year Built | 1994 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey, Acreage with Residence |



| | |
|--------|--------|
| Status | Active |
|--------|--------|

Community Information

| | |
|-------------|-----------------------------|
| Address | 2, 240054 Township Road 670 |
| Subdivision | NONE |
| City | Rural Athabasca County |
| County | Athabasca County |
| Province | Alberta |
| Postal Code | T9S 2B7 |

Amenities

| | |
|--------------|------------------------|
| Parking | Double Garage Attached |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Ceiling Fan(s), Central Vacuum |
| Appliances | Dishwasher, Electric Oven, Refrigerator, Washer/Dryer |
| Heating | Combination, In Floor, Forced Air |
| Cooling | None |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|---|
| Exterior Features | Fire Pit |
| Lot Description | Cul-De-Sac, Lake, Lawn, Landscaped, Private, Treed, Views |
| Roof | Asphalt Shingle |
| Construction | Mixed |
| Foundation | Combination |

Additional Information

| | |
|----------------|---------------------|
| Date Listed | August 14th, 2023 |
| Days on Market | 612 |
| Zoning | Country Residential |

Listing Details

| | |
|----------------|--------------------|
| Listing Office | 3% REALTY PROGRESS |
|----------------|--------------------|

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