

## **\$839,900 - 33 Lakeshore Dr, Rural Wetaskiwin County**

MLS® #E4419364

**\$839,900**

3 Bedroom, 2.00 Bathroom, 1,553 sqft

Rural on 0.18 Acres

Grandview\_CWET, Rural Wetaskiwin County,  
AB

This Beautiful Western Manufacturing Show Home right along Pigeon Lake was moved into place in 2023. Composite decks on both sides allow all day sun or shade with a hot tub just steps from the water. Head inside to the main floor that hosts the Primary bedroom, Modern Kitchen, Dining Room, Living Room, and 3 piece Bathroom. The upper level is beautifully finished with a wood cladded ceiling that holds Two more Bedrooms, a 4 piece Bathroom, and a Family Room with large windows that overlook the Lake. This property is turn key and comes completely furnished. Great for guests is the fully finished bunk house that has a Bedroom, 3 piece Bathroom, Laundry, Hot Water on Demand, and kept warm year round. Just minutes from the Village of Pigeon Lake that has all your amenities. Close to Schools and Enjoyable year round with lots of winter activities, and just minutes to many different Golf Courses. Being used as a Popular AirBnB. Neighboring property is also available allowing you to set up your own Lake Resort!

Built in 2019

### **Essential Information**

MLS® # E4419364

Price \$839,900



Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,553
Acres	0.18
Year Built	2019
Type	Rural
Sub-Type	Detached Single Family
Style	1 and Half Storey
Status	Active

### Community Information

Address	33 Lakeshore Dr
Area	Rural Wetaskiwin County
Subdivision	Grandview_CWET
City	Rural Wetaskiwin County
County	ALBERTA
Province	AB
Postal Code	T0C 2V0

### Amenities

Features	Off Street Parking, Crawl Space, Deck, Fire Pit, Hot Tub, See Remarks
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### Interior

Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood
Exterior Features	Boating, Flat Site, Golf Nearby, Lake Access Property, Lake View, Landscaped, Level Land, Schools, Shopping Nearby, Waterfront Property, See Remarks
Construction	Wood
Foundation	Piling, See Remarks

### Additional Information

Date Listed	January 27th, 2025
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Days on Market 91

Zoning Zone 95

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Listing information last updated on April 28th, 2025 at 3:47am MDT