

# **\$1,499,000 - 220 3510 Ste. Anne, Rural Lac Ste. Anne County**

MLS® #E4408894

**\$1,499,000**

6 Bedroom, 5.00 Bathroom, 4,806 sqft

Rural on 3.15 Acres

Lac Ste Anne, Rural Lac Ste. Anne County, AB

**WATERFRONT.** This unique Property has 3.15 Acres on the Shore of Lac St Anne. 2 Titles, 2 Buildings each set up with Multiple Bedrooms, Large Kitchen facilities, Laundry Room, Large Family Room, and plenty of space. Utilized as a Retreat Centre this property has plenty of Options- From a Retreat Centre to possibly a Campground area or a Large shared Lake Property. The 2 Story Building has 8 Beds, 2 Large Multiple bathrooms, Ensuites in a couple rooms as well as Storage, Office Space and a Large Family Room/Living Space. The Second Build also has 5 Bedrooms, Storage Space, Living Area as well as Eating Area. There is a Aerial Obstacle Course as well as plenty of out door space for games or Campers. The 28 X 33 Garage is Heated and Insulated and the Boathouse (18 X20) has a Cement Floor and Newer. Beds, Appliances ,Newer Toilets and Hot Water on Demand, Lots of potential with pretty much move in ready.

Built in 1983

## **Essential Information**

MLS® # E4408894

Price \$1,499,000



Bedrooms	6
Bathrooms	5.00
Full Baths	5
Square Footage	4,806
Acres	3.15
Year Built	1983
Type	Rural
Sub-Type	Residential Attached
Style	2 Storey
Status	Active

### **Community Information**

Address	220 3510 Ste. Anne
Area	Rural Lac Ste. Anne County
Subdivision	Lac Ste Anne
City	Rural Lac Ste. Anne County
County	ALBERTA
Province	AB
Postal Code	T0E 0A0

### **Amenities**

Features	See Remarks
----------	-------------

### **Interior**

Interior Features	ensuite bathroom
Heating	Forced Air-2, Natural Gas
Stories	2
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood
Exterior Features	Backs Onto Lake, Beach Access, Boating, Fenced, Lake Access Property, Lake View, Landscaped, Level Land, No Through Road, Waterfront Property
Construction	Wood
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed            October 3rd, 2024

Days on Market      303

Zoning                Zone 71

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 2nd, 2025 at 8:32pm MDT