

\$334,900 - 25 46302 Twp Rd 611, Rural Bonnyville M.D.

MLS® #E4455373

\$334,900

4 Bedroom, 1.00 Bathroom, 1,076 sqft

Rural on 0.23 Acres

Vezeau Beach, Rural Bonnyville M.D., AB

Embrace the Lake Life at Vezeau Beach-Moose Lake! Cute and cozy bungalow features an inviting open-concept layout. A spacious mudroom with main floor laundry, countertop space and sink. Bright living room offers large lake-facing windows and a faux stone-faced wood fireplace, perfect for chilly evenings. Good-sized dining area, custom rod iron railings and updated kitchen is ready for your culinary creations. 2 Bedrooms and a full 4-piece bath. The partially developed basement includes a large rec room, 2 other rooms previously used as bedrooms and ample storage. Outside enjoy a wrap-around deck with lake views and a gas BBQ hookup, ideal for entertaining. Nicely landscaped yard includes flower beds, firepit area, a powered shed and a detached heated garage with 220 power. Located just steps away from the golf course, park, picnic area, public lake access, beach and walking/biking trails. Golf, Swim, Fish, Boat, Relax and Repeat!

Built in 1978

Essential Information

MLS® #	E4455373
Price	\$334,900
Bedrooms	4
Bathrooms	1.00



Full Baths	1
Square Footage	1,076
Acres	0.23
Year Built	1978
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	25 46302 Twp Rd 611
Area	Rural Bonnyville M.D.
Subdivision	Vezeau Beach
City	Rural Bonnyville M.D.
County	ALBERTA
Province	AB
Postal Code	T9N 2J6

Amenities

Features	Off Street Parking, Deck, Fire Pit, Front Porch, Natural Gas BBQ Hookup
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Interior

Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Stories	1
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood
Exterior Features	Boating, Fruit Trees/Shrubs, Golf Nearby, Lake View, Landscaped, Picnic Area, Playground Nearby, See Remarks
Construction	Wood
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 29th, 2025
Days on Market	24

Zoning

Zone 65

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