

# **\$135,000 - 251 Lakeshore Drive, Rural Lac Ste. Anne County**

MLS® #E4348298

**\$135,000**

4 Bedroom, 1.00 Bathroom, 800 sqft

Rural on 0.16 Acres

Sandy Beach, Rural Lac Ste. Anne County, AB

Summer Village of Sandy Beach! She's a bit of a fixer-upper but loads of potential! Services include: Brand new 100 amp electrical service, 220 gallon cistern and 400 gallon septic tank. This summer cottage has a bathroom, complete with shower and toilet as well as 4 small bedrooms and a full kitchen, even an old boat house for extra storage. Tear it down and build a home, or put in some old fashioned sweat equity and fix it up! Beautiful lot with community reserve across the street and lake access behind. Just a short drive from Edmonton, a perfect weekend retreat!

Built in 1968

## **Essential Information**

MLS® #	E4348298
Price	\$135,000
Bedrooms	4
Bathrooms	1.00
Full Baths	1
Square Footage	800
Acres	0.16
Year Built	1968
Type	Rural
Sub-Type	Residential Detached Single Family



Style                      Bungalow

**Community Information**

Address                      251 Lakeshore Drive  
Area                          Rural Lac Ste. Anne County  
Subdivision                Sandy Beach  
City                          Rural Lac Ste. Anne County  
County                      ALBERTA  
Province                    AB  
Postal Code                T0E 1V0

**Amenities**

Amenities                  See Remarks  
Features                    See Remarks  
Parking                    2 Outdoor Stalls  
Is Waterfront              Yes

**Interior**

Interior                    Linoleum  
Interior Features        Oven-Microwave, Refrigerator, Stove-Electric  
Heating                    Space Heater  
# of Stories                1  
Basement                  No Basement, None

**Exterior**

Exterior                    Wood  
Exterior Features        Backs Onto Lake, Recreation Use, See Remarks  
Construction              Wood Frame

**Additional Information**

Date Listed                July 3rd, 2023

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