

## \$99,000 - 39 Sunset Harbour, Rural Wetaskiwin County

MLS® #E4427146

**\$99,000**

0 Bedroom, 0.00 Bathroom,  
Rural on 0.17 Acres

Sunset Harbour, Rural Wetaskiwin County, AB

Imagine owning your own lakefront home in this secure, gated, upscaled, lakefront community on Pigeon Lake! This superior lot has municipal water and sewer; power and paved streets to the property line. The home you build here (minimum 1200 sq. ft. and no required time line) will be for year round entertainment! Whether on the lake or a short distance drive, you have access to a variety of water sports including: private marina access; tennis, volleyball, basketball, playground, on site pitch and putt golf; fitness center and clubhouse; and 5 golf courses within 15 minutes. In the winter there's: ice fishing, cross-country skiing, snowmobiling, ice sailing and of course an abundance of wildlife year round! The cape cod feel home you build could be your permanent residence or a great get-away from Edmonton (1 hour) or other nearby communities. The architectural design standards were designed to enhance the natural setting of your private "seaside" hideaway. 3 lots currently under construction!

Built in 2001

### Essential Information

MLS® #	E4427146
Price	\$99,000
Bathrooms	0.00



Acres	0.17
Year Built	2001
Type	Rural
Sub-Type	Vacant Lot/Land
Status	Active

### Community Information

Address	39 Sunset Harbour
Area	Rural Wetaskiwin County
Subdivision	Sunset Harbour
City	Rural Wetaskiwin County
County	ALBERTA
Province	AB
Postal Code	T0C 2V0

### Exterior

Exterior Features	Beach Access, Boating, Gated Community, Golf Nearby, Lake Access Property, Level Land, Playground Nearby, Recreation Use, Schools, Waterfront Property
Lot Description	23X41

### Additional Information

Date Listed	March 23rd, 2025
Days on Market	78
Zoning	Zone 95
Condo Fee	\$350

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 June 9th, 2025 at 7:02am MDT