

\$155,000 - 45302 Twp Rd 593a, Rural Bonnyville M.D.

MLS® #E4440105

\$155,000

4 Bedroom, 0.50 Bathroom, 1,200 sqft

Rural on 0.47 Acres

None, Rural Bonnyville M.D., AB

Recreational Cabin Retreat. ALL ITEMS STAY. Escape to nature, this charming 1.5-storey cabin, nestled on a private treed half-acre lot on the south side of Muriel Lake, just 2.5 hours NE Edmonton & 25 minutes south of Bonnyville. Built in 1980, offers rustic charm with modern comforts including power, a cistern water system, holding septic tank, and outhouse. Heated with the wood stove or electric space heaters. Inside you'll find a open concept full kitchen-family room, 1 main floor bedroom, bathroom, 2 upper-level bedrooms, all set under a vaulted cedar-shiplap ceiling that enhances the cabin's cozy atmosphere. Enjoy the expansive deck, tiki bar & table, with views of lake & treeD enclosed yard where there is a fire pit, room for campers/RVs, perfect for hosting family & friends! The lake's waterline has receded over the years, creating a 100-ft beachy area! POTENTIAL! The cabin sits on concrete pilings with easy crawlspace access, making it ideal for future winterization and YEAR ROUND LIVING.

Built in 1980

Essential Information

MLS® # E4440105

Price \$155,000

Bedrooms 4



Bathrooms	0.50
Half Baths	1
Square Footage	1,200
Acres	0.47
Year Built	1980
Type	Rural
Sub-Type	Cottage
Style	1 and Half Storey
Status	Active

Community Information

Address	45302 Twp Rd 593a
Area	Rural Bonnyville M.D.
Subdivision	None
City	Rural Bonnyville M.D.
County	ALBERTA
Province	AB
Postal Code	T9N 2G9

Amenities

Features	Deck, Fire Pit, Hot Water Electric, Vaulted Ceiling
Parking Spaces	6

Interior

Heating	Space Heater, Wood Stove, Electric, Wood
Fireplace	Yes
Stories	2
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood
Exterior Features	Beach Access, Environmental Reserve, Lake Access Property, Private Setting, Recreation Use, Treed Lot, Waterfront Property
Lot Description	227'x 77'x227 x82' ft
Construction	Wood
Foundation	Piling

Additional Information

Date Listed June 3rd, 2025

Days on Market 5

Zoning Zone 60

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