

\$799,000 - 474062 A Highway 2a, Rural Wetaskiwin County

MLS® #E4433147

\$799,000

5 Bedroom, 2.50 Bathroom, 1,691 sqft
Rural on 2.09 Acres

None, Rural Wetaskiwin County, AB

Opportunity to own a beautiful home & 2.09 PERFECT ACRES in Wetaskiwin County that wraps around the RAVINE and GORGEOUS TREED RESERVE that is the PIPESTONE CREEK as it winds thru Millet and is the natural south border of the Town. Treed perimeter, fenced in WHITE PVC FENCING and lovingly maintained, STEP BACK IN TIME into this 1691 sq. ft. BUNGALOW that offers a FULLY DEVELOPED basement, west SUN ROOM and deck and features a finished TRIPLE ATTACHED GARAGE. Vaulted ceilings, central staircase, FORMAL DINING ROOM, main floor DEN/OFFICE at the front door, 2 bedrooms up and 3 bedrooms downstairs plus 3 bathrooms. Spacious gathering areas in the GREAT ROOM with WOOD BURNING FIREPLACE & LOG LIGHTER & the large lower FAMILY ROOM/GAMES ROOM with WOOD BURNING STOVE! All this and more plus a DRILLED WELL & HOLDING TANK! This UNIQUE LOCATION offers so many possibilities, from simple COUNTRY LIVING with all the amenities the area has to offer to a thriving HOME BASED BUSINESS this could be the PERFECT ACREAGE.

Built in 1993



Essential Information

MLS® #	E4433147
Price	\$799,000
Bedrooms	5
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,691
Acres	2.09
Year Built	1993
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	474062 A Highway 2a
Area	Rural Wetaskiwin County
Subdivision	None
City	Rural Wetaskiwin County
County	ALBERTA
Province	AB
Postal Code	T0C 1Z0

Amenities

Features	Deck, Sunroom, Vaulted Ceiling, See Remarks
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Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood
Exterior Features	Fenced, Golf Nearby, Landscaped, Schools, Shopping Nearby, Treed Lot, See Remarks

Construction	Wood
Foundation	Concrete Perimeter

Additional Information

Date Listed	April 28th, 2025
Days on Market	100
Zoning	Zone 80

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