

Courtesy Of Kerri L Dechaine and Rollie L Cartier Of Dale Real Estate (St. Paul) Ltd.

# \$269,900 - 304, 58532 Range Road 113, Rural St. Paul County

MLS® #E4424306

## \$269,900

4 Bedroom, 2.00 Bathroom, 1,008 sqft  
Rural on 1.23 Acres

Lottie Lake Estate, Rural St. Paul County, AB

"Scenic Serenity at Lottie Lake" Welcome to your dream retreat at Lottie Lake. This impressive bi-level home, nestled in a peaceful & picturesque setting, offers an incredible opportunity to embrace nature without sacrificing comfort or style. The heart of the home boasts a brand new kitchen designed for beauty & functionality. Enjoy sleek countertops, modern stainless steel appliances & ample storage, making meal preparation a joy. With beautifully renovated bathrooms, you can unwind in style. This home features two inviting bedrooms on the main floor,, perfect for restful nights. The downstairs adds two more spacious bedrooms providing flexibility for family, guests or even a home office. The home has been equipped with an updated furnace & hot water tank. The recently replaced shingles provide peace of mind for years to come. The bonus of a large detached garage provides ample storage for your vehicles, hobbies or outdoor gear plus storage under the massive deck.

Built in 1983

## Essential Information

MLS® #	E4424306
Price	\$269,900



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,008
Acres	1.23
Year Built	1983
Type	Rural
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### **Community Information**

Address	304, 58532 Range Road 113
Area	Rural St. Paul County
Subdivision	Lottie Lake Estate
City	Rural St. Paul County
County	ALBERTA
Province	AB
Postal Code	T0A 2Y0

### **Amenities**

Features	Deck
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### **Interior**

Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### **Exterior**

Exterior	Wood
Exterior Features	Landscaped, Paved Lane
Construction	Wood
Foundation	Preserved Wood

### **Additional Information**

Date Listed	March 6th, 2025
Days on Market	28
Zoning	Zone 60

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Listing information last updated on April 3rd, 2025 at 3:18pm MDT