

## \$349,900 - 5838 49 Street, Rural Wetaskiwin County

MLS® #E4429984

**\$349,900**

5 Bedroom, 2.50 Bathroom, 1,619 sqft

Rural on 0.14 Acres

Mulhurst Bay, Rural Wetaskiwin County, AB

Make the most of lake life in this beautifully kept 5-bedroom + den home, just a 2-minute walk from the shores of Pigeon Lake and 45 minutes from Edmonton. With 2 full baths, an extra shower, an attached double garage, plus a detached garage and shed, there's space for all your summer toys. Backed by a peaceful forest and with endless trails, enjoy warm evenings by the fire, sunny days at the lake, and easy access to the Pigeon Lake Music Festival. This is the perfect spot to soak up summer with family and friends!

Built in 1995

### Essential Information

MLS® #	E4429984
Price	\$349,900
Bedrooms	5
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,619
Acres	0.14
Year Built	1995
Type	Rural
Sub-Type	Detached Single Family
Style	2 Storey Split
Status	Active



## Community Information

Address	5838 49 Street
Area	Rural Wetaskiwin County
Subdivision	Mulhurst Bay
City	Rural Wetaskiwin County
County	ALBERTA
Province	AB
Postal Code	T0C 2P0

## Amenities

Features	Off Street Parking, On Street Parking, Air Conditioner, Deck, Fire Pit, No Animal Home, No Smoking Home, Parking-Extra, Parking-Visitor, See Remarks, Natural Gas BBQ Hookup
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## Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, Forced Air-2, Natural Gas
Stories	2
Has Basement	Yes
Basement	None, No Basement

## Exterior

Exterior	Wood
Exterior Features	Backs Onto Park/Trees, Beach Access, Boating, Fenced, Flat Site, Lake Access Property, No Back Lane, Park/Reserve, Picnic Area, Playground Nearby, Schools, Shopping Nearby, See Remarks
Construction	Wood
Foundation	Slab, Piling

## Additional Information

Date Listed	April 10th, 2025
Days on Market	10
Zoning	Zone 95

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