

# **\$544,900 - #36 45320 Twp Rd 593a, Rural Bonnyville M.D.**

MLS® #E4435547

**\$544,900**

3 Bedroom, 1.50 Bathroom, 1,912 sqft

Rural on 0.52 Acres

Southside Muriel Lake, Rural Bonnyville M.D., AB

Looking for the relaxed, peaceful life? Looking for your retirement home, or a home for your family to grow into? This is a property for you. Located on the Southside of Muriel lake, this beautiful lake front property features 3 bedroom, large master bedroom that is joined to the main 5 pc bathroom. Bright kitchen with lots of cabinet space, dining area facing the lake and open to the living room with a wood burning fireplace. Walk into the 4 season room located off the living room facing the lake overlooking the landscaped yard featuring a deck and fire pit area. There is a loft space great for a home office. The basement is unfinished, ready to be the space you need. Let's not forget the attached garage, and the detached double garage. Paved driveway, mature tree's, what more could you ask for?

Built in 1987

## **Essential Information**

MLS® #	E4435547
Price	\$544,900
Bedrooms	3
Bathrooms	1.50
Full Baths	1



Half Baths	1
Square Footage	1,912
Acres	0.52
Year Built	1987
Type	Rural
Sub-Type	Detached Single Family
Style	1 and Half Storey
Status	Active

### Community Information

Address	#36 45320 Twp Rd 593a
Area	Rural Bonnyville M.D.
Subdivision	Southside Muriel Lake
City	Rural Bonnyville M.D.
County	ALBERTA
Province	AB
Postal Code	T9N 2J6

### Amenities

Features	Deck, No Animal Home, No Smoking Home, Vaulted Ceiling
Parking Spaces	5

### Interior

Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Stories	1
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood
Exterior Features	Hillside, Landscaped, Paved Lane, Sloping Lot, Treed Lot, Waterfront Property
Construction	Wood
Foundation	Preserved Wood

### Additional Information

Date Listed	May 8th, 2025
Days on Market	60

## Zoning

## Zone 60

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Listing information last updated on July 6th, 2025 at 11:02pm MDT