

Courtesy Of Gina Lapointe Of Panache Realty Ltd.

\$619,000 - 412 46424 Twp Rd 611, Rural Bonnyville M.D.

MLS® #E4453546

\$619,000

4 Bedroom, 3.00 Bathroom, 1,500 sqft

Rural on 1.53 Acres

Willow Ridge_MBON, Rural Bonnyville M.D.,
AB

Welcome Home! Privacy meets personality on a beautiful 1.53-acre lot. This custom-built home delivers both space and style with 4 bedrooms, 3 bathrooms, and vaulted ceilings that open up the living area like your favourite book on a Sunday afternoon. The open-concept main floor boasts a gourmet kitchen complete with SS appliances, granite countertops, soft-close cabinetry, and tasteful finishes that would make any chef smile. With 3000 square feet of thoughtfully designed interior living space, there's room for everyone to find their perfect spot. Step outside to discover the three-tiered deck, offering the perfect perch for morning coffee or evening stargazing. The custom-built tiki bar with secluded fire pit adds just the right touch of outdoor charm for entertaining friends or simply unwinding after a long day. Stay cool with air conditioning and winter-ready thanks to a heated triple garage. The welcoming neighbourhood features a park, soccer field and skating ponds for winter fun! This is HOME!

Built in 2015

Essential Information

MLS® # E4453546

Price \$619,000



Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,500
Acres	1.53
Year Built	2015
Type	Rural
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

Community Information

Address	412 46424 Twp Rd 611
Area	Rural Bonnyville M.D.
Subdivision	Willow Ridge_MBON
City	Rural Bonnyville M.D.
County	ALBERTA
Province	AB
Postal Code	T9N 2H0

Amenities

Features	Air Conditioner, Deck, Exterior Walls- 2"x6", Fire Pit, Gazebo, Hot Water Natural Gas, Patio, Vaulted Ceiling, Vinyl Windows, Natural Gas BBQ Hookup
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Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, In Floor Heat System, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood
Exterior Features	Backs Onto Park/Trees, Environmental Reserve, Flat Site, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Playground Nearby, Street Lighting
Construction	Wood
Foundation	Concrete Perimeter

Additional Information

Date Listed August 18th, 2025
Days on Market 2
Zoning Zone 60

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