# \$849,000 - 43123 Twp Rd 642a, Rural Bonnyville M.D.

MLS® #E4457481

### \$849,000

3 Bedroom, 2.50 Bathroom, 1,649 sqft Rural on 1.80 Acres

Ethel Lake, Rural Bonnyville M.D., AB

Lakefront Living on Ethel Lake! This custom 1.8-acre waterfront property offers privacy, stunning views, and a true outdoor lifestyle. Enjoy fishing, boating, and relaxing from your private dock in a serene setting surrounded by environmental reserve. The home features an open-concept design, cathedral ceilings, triple pane windows, and a marble-surround RSP fireplace. The kitchen shines with hickory cabinets, quartz countertops, and upgraded backsplash. Recent updates include fresh paint, new hot water tank (2025), new pressure tank/pump, and garage heater. Main floor primary suite with walk-in closet and updated ensuite, plus two more bedrooms and a loft upstairs. Step through French doors onto the spacious deck with tempered glass railings and soak in the views. Durable Hardie board exterior completes this move-in ready lakefront retreat.



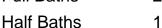
#### **Essential Information**

MLS® # E4457481 Price \$849,000

Bedrooms 3

Bathrooms 2.50

Full Baths 2









Square Footage 1,649
Acres 1.80
Year Built 2008
Type Rural

Sub-Type Detached Single Family

Style 1 and Half Storey

Status Active

# **Community Information**

Address 43123 Twp Rd 642a
Area Rural Bonnyville M.D.

Subdivision Ethel Lake

City Rural Bonnyville M.D.

County ALBERTA

Province AB

Postal Code T9M 1P3

#### **Amenities**

Features Crawl Space, Deck, Vaulted Ceiling

#### Interior

Interior Features ensuite bathroom

Heating In Floor Heat System, Propane

Fireplace Yes Stories 2

Has Basement Yes

Basement See Remarks, No Basement

## **Exterior**

Exterior Wood

Exterior Features Backs Onto Lake, Environmental Reserve, Lake Access Property, Lake

View, Landscaped, Waterfront Property

Construction Wood Foundation Piling

#### **Additional Information**

Date Listed September 11th, 2025

Days on Market 51

Zoning Zone 60

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Listing information last updated on November 1st, 2025 at 9:33am MDT