

# \$498,000 - 67537, 858 Hwy, Plamondon

MLS® #A2203358

**\$498,000**

5 Bedroom, 3.00 Bathroom, 1,747 sqft  
Residential on 13.20 Acres

NONE, Plamondon, Alberta

LISTED BELOW APPRAISED VALUE, this beautifully renovated home is nestled on 13.2 acres, literally 1 minute from the hamlet of Plamondon, along Hwy 858. This 1,747 sq.ft. home has undergone extensive updates, including new windows, new roof, flooring, a fabulous new kitchen and fresh paint throughout, giving it a modern and inviting feel.

The chef's dream kitchen is a true standout, featuring quartz countertops and custom cabinetry by Meldon Cabinets. It includes tons of storage, a large island with a kitchen sink and a breakfast bar, all open to the dining area, making it perfect for family meals and entertaining. The kitchen is undoubtedly the largest and most impressive space in the home! The living is also grand and anchored by a stone wood-burning fireplace and has patio doors leading to the expansive 16x50 carport, ideal for parking, relaxing in the shade, hosting BBQs, or enjoying outdoor activities with the kids. Step outside to find a gazebo—a serene spot for outdoor relaxation—a rock fire pit surrounded by a plum tree and apple orchard, plus an impressive kids' playset, perfect for keeping the little ones entertained. The property also boasts incredible outdoor amenities, including a 40x40 insulated shop with a 28x16 add on and custom-built crane inside, plus a few sheds for storage. The shop provides ample room for large trucks, and with its prime location, it's a perfect spot for business operations. Just wait it gets even



better! there is a secondary residence!  
perfect for an elderly family member or as a rental unit to help with mortgage payments. Both the main house and the mobile home are serviced by municipal water. The house has a 2000-gallon septic tank, while the mobile home features its own tank and open discharge system. The main house includes three bedrooms upstairs, two full bathrooms, and a convenient half bath in the basement, along with two additional bedrooms (basement window sizes to be confirmed as proper Egress). This property is the perfect combination of rural living and functionality. Whether you want to enjoy a giant acreage of 13.2 acres or run a business from home, this property has it all!

Built in 1971

### Essential Information

|                |                                  |
|----------------|----------------------------------|
| MLS® #         | A2203358                         |
| Price          | \$498,000                        |
| Bedrooms       | 5                                |
| Bathrooms      | 3.00                             |
| Full Baths     | 2                                |
| Half Baths     | 1                                |
| Square Footage | 1,747                            |
| Acres          | 13.20                            |
| Year Built     | 1971                             |
| Type           | Residential                      |
| Sub-Type       | Detached                         |
| Style          | Acreage with Residence, Bungalow |
| Status         | Active                           |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 67537, 858 Hwy      |
| Subdivision | NONE                |
| City        | Plamondon           |
| County      | Lac La Biche County |

|             |         |
|-------------|---------|
| Province    | Alberta |
| Postal Code | T0A 2T0 |

### Amenities

|              |  |
|--------------|--|
| Parking      | Attached Carport, Driveway, Gravel Driveway, Quad or More Attached |
| # of Garages | 10   |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Ceiling Fan(s), Track Lighting, Open Floorplan, Quartz Counters, Storage |
| Appliances        | Dishwasher, Electric Stove, Refrigerator, Washer/Dryer                   |
| Heating           | Forced Air   |
| Cooling           | None   |
| Fireplace         | Yes  |
| # of Fireplaces   | 1  |
| Fireplaces        | Family Room, Wood Burning  |
| Has Basement      | Yes  |
| Basement          | Full, Partially Finished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Covered Courtyard, Playground, Private Entrance    |
| Lot Description   | No Neighbours Behind, Level, Open Lot, See Remarks |
| Roof              | Asphalt  |
| Construction      | Concrete, Metal Siding, Wood Frame                 |
| Foundation        | Poured Concrete                                    |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 20th, 2025 |
| Days on Market | 137              |
| Zoning         | CR               |

### Listing Details

|                |                   |
|----------------|-------------------|
| Listing Office | People 1st Realty |
|----------------|-------------------|

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