

# **\$359,900 - 43182 Range Road 214 Unit#170, Rural Camrose County**

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MLS® #A2229740

**\$359,900**

4 Bedroom, 2.00 Bathroom, 1,434 sqft  
Residential on 0.68 Acres

Meldal Beach, Rural Camrose County, Alberta

Lake living at its best in this A frame four season home over looking Red Deer Lake .The home is immaculate and very well kept with major upgrades finished in 2009. Four bedrooms in total with bonus room on second floor. Features on main floor are living room with wood stove, large dining area leading to protected deck overlooking the lake. The kitchen boasts granite counter tops with stainless steel appliances. All appliances sold as is. Three piece bathroom with washer/dryer combination and the master bedroom. Basement and main floor heated with underfloor water heating. Basement has a large .bedroom with adjoining family room for entertaining. Basement has a three piece bath professionally finished. Back of home has a large deck for entertaining overlooking a well manicured back yard. Home is a pleasure to show.



Built in 2009

## **Essential Information**

|                |           |
|----------------|-----------|
| MLS® #         | A2229740  |
| Price          | \$359,900 |
| Bedrooms       | 4         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,434     |

|            |                              |
|------------|------------------------------|
| Acres      | 0.68                         |
| Year Built | 2009                         |
| Type       | Residential                  |
| Sub-Type   | Recreational                 |
| Style      | 2 Storey, Acreage with Resid |
| Status     | Active                       |

**Community Information**

|             |                           |
|-------------|---------------------------|
| Address     | 43182 Range Road 214 Unit |
| Subdivision | Meldal Beach              |
| City        | Rural Camrose County      |
| County      | Camrose County            |
| Province    | Alberta                   |
| Postal Code | T0B1M0                    |

**Amenities**

|                |             |
|----------------|-------------|
| Parking Spaces | 1           |
| Parking        | Parking Pad |

**Interior**

|                   |                                                               |
|-------------------|---------------------------------------------------------------|
| Interior Features | Beamed Ceilings, Ceiling Fan                                  |
| Appliances        | Built-In Refrigerator, Dishwa<br>Window Coverings, Built-In R |
| Heating           | Natural Gas, Combination                                      |
| Cooling           | None                                                          |
| Fireplace         | Yes                                                           |
| # of Fireplaces   | 1                                                             |
| Fireplaces        | Free Standing, EPA Certified                                  |
| Has Basement      | Yes                                                           |
| Basement          | Finished, Full                                                |

**Exterior**

|                   |                                             |
|-------------------|---------------------------------------------|
| Exterior Features | Fire Pit, Uncovered Courtyard               |
| Lot Description   | Landscaped, Lawn, Many<br>Irregular Lot     |
| Roof              | Metal                                       |
| Construction      | Wood Frame, ICFs (Insulated Concrete Forms) |
| Foundation        | ICF Block                                   |

**Additional Information**



|                |                          |
|----------------|--------------------------|
| Date Listed    | June 9th, 2025           |
| Days on Market | 11                       |
| Zoning         | 110 residential imp/site |

### **Listing Details**

|                |                   |
|----------------|-------------------|
| Listing Office | John Low Agencies |
|----------------|-------------------|

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