

\$1,225,000 - 118, 36214 Rr 250, Rural Red Deer County

MLS® #A2200826

\$1,225,000

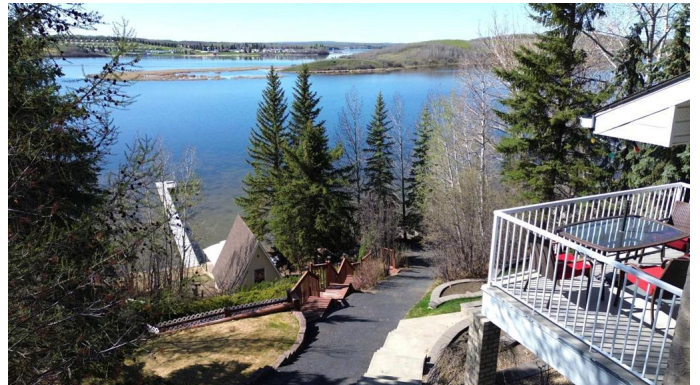
4 Bedroom, 3.00 Bathroom, 1,343 sqft

Residential on 0.49 Acres

Dancey Estates, Rural Red Deer County, Alberta

Stunning Lakefront Home with Modern Amenities. This exceptional property boasts 1340 square feet and a fully finished walkout basement all set up on a sprawling 0.49 acre lot with approximately 100 feet of picturesque/treed lakefront. West facing views and plenty of sunshine all summer long! The open concept layout includes a striking vaulted ceiling in the upper level and 9 foot walls in the basement, providing an airy and welcoming ambiance. Enjoy cooking in the gourmet kitchen, equipped with solid oak cabinets, new stainless steel appliances, and a large island that accommodates seating for six. Cozy up by the gas fireplace in the living room overlooking the lake. Heated tile floors keeps you warm in the kitchen. The meticulously designed walkout basement features 2 bedrooms, 3pc bath, large Rec room, in-floor heating and a separate entrance offering a perfect retreat for family gatherings or entertaining guests. Recent Upgrades include a brand new hot water tank, pressure tank, and air conditioning system are all recently installed, ensuring your comfort year-round.

****Beautiful Beachfront:**** The beachfront area was redone last year and offers clear views of the lake—perfect for sunbathing or water activities. A small A-Frame storage shed/guest cottage is located at the lakefront. Intensive landscaping features multiple retaining walls, waterfall feature, paved driveway and a parking pad. A scenic paved trail leads directly



to the lake, enhancing your outdoor experience. Enjoy ample storage with a generous 26x26 in-floor heated garage, ideal for your vehicles and outdoor gear. This property offers the perfect blend of luxury, comfort, and lakeside living.

Built in 2000

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2200826 |
| Price | \$1,225,000 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,343 |
| Acres | 0.49 |
| Year Built | 2000 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 118, 36214 Rr 250 |
| Subdivision | Dancey Estates |
| City | Rural Red Deer County |
| County | Red Deer County |
| Province | Alberta |
| Postal Code | T0M 1R0 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 7 |
| Parking | Double Garage Attached |
| # of Garages | 2 |
| Is Waterfront | Yes |

Interior

| | |
|-------------------|-------------|
| Interior Features | See Remarks |
|-------------------|-------------|

| | |
|-----------------|---|
| Appliances | Central Air Conditioner, Dishwasher, Electric Stove, Refrigerator, Washer/Dryer |
| Heating | In Floor, Forced Air |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas, Living Room, Mantle |
| Has Basement | Yes |
| Basement | Finished, Full, Walk-Out |

Exterior

| | |
|-------------------|-----------------------------------|
| Exterior Features | BBQ gas line, Other, Private Yard |
| Lot Description | Private, Views, Waterfront, Lake |
| Roof | Asphalt Shingle |
| Construction | Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 10th, 2025 |
| Days on Market | 155 |
| Zoning | R6 |

Listing Details

| | |
|----------------|-----------------------------------|
| Listing Office | Royal LePage Network Realty Corp. |
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