

# **\$629,900 - 22, 62036 462 Township Road, Rural Wetaskiwin No. 10, County of**

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MLS® #A2228565

**\$629,900**

4 Bedroom, 3.00 Bathroom, 1,771 sqft  
Residential on 0.84 Acres

Highland Spruce Estate, Rural Wetaskiwin No. 10, County of, Alberta

Nestled in a quiet, private setting just a two-minute walk from Buck Lake, this charming 4-bedroom, 3-bathroom A-frame home offers the perfect mix of rustic character and modern comfort. The custom Lindal post and beam design gives it a warm, inviting feel the moment you step inside. The open-concept main living area features vaulted ceilings, large windows that flood the space with natural light, and a high-efficiency wood-burning fireplace that easily heats the entire home. The kitchen is both stylish and functional, with solid hickory cabinetry, stainless steel appliances—including a Jenn-Air 4-burner gas range—and plenty of counter space for cooking and gathering. Two bedrooms and a full 4-piece bath are located on the main floor, while the upstairs loft holds the primary suite, complete with a private ensuite and a walk-in closet featuring a built-in organizer. Downstairs, the fully finished basement feels bright and spacious, with large windows, a family room, 4th bedroom, 3-piece bathroom, exercise or bonus room, and a utility area. ICF Basement walls and sound insulation between the main floor and basement keeps things quiet and comfortable. Outside, the property continues to impress. The fully fenced backyard backs onto open farmland, offering peaceful views and privacy. A heated, oversized 28x26 garage includes a



workbench, cabinetry, and adjacent the garage is a hot tub outlet with a gravel pad ready to go. There's also a detached garden shed (great for equipment storage or firewood), and a small woodshed. Raised garden beds and the backyard are both fenced to keep wildlife out, making it easy to enjoy outdoor space without worry. For hosting friends and family, there are two trailer pads with power hookups, sewer connections, and a separate holding tank just for the RV sites, and a separate holding tank for the home as well. Water comes from a 155' well that pumps soft, odor-free water. Internet is reliable with Telus Hub (equipment included), and Starlink is also available. Whether you're looking for a full-time home or a weekend getaway with space for guests, this Buck Lake property offers privacy, functionality, and charm inside and out.

Built in 2005

### Essential Information

MLS® #	A2228565
Price	\$629,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,771
Acres	0.84
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey, Acreage with Residence
Status	Active

### Community Information

Address	22, 62036 462 Township Road
Subdivision	Highland Spruce Estate
City	Rural Wetaskiwin No. 10, County of

County	Wetaskiwin No. 10, County of
Province	Alberta
Postal Code	T0C 0C0

### Amenities

Parking	Double Garage Detached, Oversized, Single Garage Detached
# of Garages	3

### Interior

Interior Features	Beamed Ceilings, Breakfast Bar, Ceiling Fan(s), High Ceilings, Kitchen Island, Open Floorplan, Recessed Lighting, Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Mantle, Stone, Wood Burning
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, Front Yard, Lake, Low Maintenance Landscape, Private, Treed
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	June 6th, 2025
Days on Market	13
Zoning	Lakeshore Residential

### Listing Details

Listing Office	CIR Realty
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