

\$519,900 - 327 55101 Ste. Anne Trail, Rural Lac Ste. Anne County

MLS® #E4447534

\$519,900

3 Bedroom, 2.00 Bathroom, 1,478 sqft
Rural on 0.19 Acres

Estates At Waters Edge, Rural Lac Ste. Anne County, AB

FORMER SHOWHOME - ORIGINAL OWNER!

Spacious, 1,478 sq ft, 3 Bdrm, 2 Bath
BUNGALOW is situated BESIDE GREEN SPACE. Residence is fully Landscaped w/ 2 Covered Decks, SOUTH FACING YARD, Firepit area, Gas BBQ Line + apple trees & saskatoon bushes. Bonus: Pantry, Stainless Steel Appliances, Large KITCHEN ISLAND, GAS FIREPLACE, HOT WATER ON DEMAND, Central Vac & Laundry Room w/ Sink. Plenty of parking - o/s driveway + HEATED GARAGE (21'1" x 26'11"; 508 sq ft) - large enough to store a 17' Boat! Spend the summer at the Lake or enjoy RESORT STYLE LIVING YEAR ROUND. GATED COMMUNITY is on MUNICIPAL WATER & SEWER & features Trails, Heated Outdoor Pool, Marina & Boat Launch, Clubhouse, Playground, Beachfront Park, Fitness Centre, Community Firepit & Seasonal Skating Rink. Walking distance to service station, groceries & dining. Numerous Golf courses nearby. Quick commute to Alberta Beach or Stony Plain. Only 52 minutes drive to Rogers Place / Downtown Edmonton. Pride of Ownership throughout - immaculate condition!

Built in 2013



Essential Information

MLS® #	E4447534
Price	\$519,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,478
Acres	0.19
Year Built	2013
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	327 55101 Ste. Anne Trail
Area	Rural Lac Ste. Anne County
Subdivision	Estates At Waters Edge
City	Rural Lac Ste. Anne County
County	ALBERTA
Province	AB
Postal Code	T0E 1A0

Amenities

Features	Club House, Deck, Exercise Room, Front Porch, Hot Water Tankless, No Smoking Home, Pool-Outdoor
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Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood
Exterior Features	Beach Access, Boating, Corner Lot, Environmental Reserve, Fruit Trees/Shrubs, Gated Community, Golf Nearby, Lake Access Property,

Lake View, Landscaped, Park/Reserve, Picnic Area, Playground Nearby

Construction Wood

Foundation Concrete Perimeter

Additional Information

Date Listed July 13th, 2025

Days on Market 37

Zoning Zone 71

HOA Fees 236.23

HOA Fees Freq. Monthly

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Listing information last updated on August 19th, 2025 at 3:02am MDT