

\$498,000 - 313 Willow Drive, Sunset Beach

MLS® #A2229595

\$498,000

2 Bedroom, 2.00 Bathroom, 1,576 sqft

Residential on 0.34 Acres

NONE, Sunset Beach, Alberta

Welcome to your perfect getaway on the tranquil shores of Baptiste Lake, Alberta. Located in the great community of Sunset Beach, this charming year-round property offers cozy comfort, stunning lake views and the ideal setting for making unforgettable memories. Step inside to a warm and inviting home. The living room features a woodstove, perfect for cool evenings after a day on the water and enjoy your meals in the dining room that faces the lake. With 2 bedrooms and 2 “3-piece bathrooms, you will have the comfort in a home you have always been looking for. Unwind in the hot tub room facing the lake, where panoramic views create a serene escape in every season. Outside enjoy the beautifully manicured yard, lakeside storage shed on your lakefront property, perfect for boating, swimming and sunsets that truly live up to the name of the Summer Village. Complete with a newer finished detached double garage, 2 driveways and raised garden beds. Whether you are looking for a peaceful year-round residence or a weekend getaway, this lakeside gem is a rare opportunity at this sought after lake.

Built in 1980

Essential Information

MLS® # A2229595

Price \$498,000



| | |
|----------------|----------------------------------|
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,576 |
| Acres | 0.34 |
| Year Built | 1980 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Acreage with Residence, Bungalow |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 313 Willow Drive |
| Subdivision | NONE |
| City | Sunset Beach |
| County | Athabasca County |
| Province | Alberta |
| Postal Code | T9S 1R6 |

Amenities

| | |
|----------------|--|
| Parking Spaces | 6 |
| Parking | Double Garage Detached, Garage Door Opener, Heated Garage, Gravel Driveway, Off Street |
| # of Garages | 2 |
| Is Waterfront | Yes |
| Waterfront | Waterfront |

Interior

| | |
|-------------------|---|
| Interior Features | Sump Pump(s) |
| Appliances | Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Washer, Stove(s) |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Living Room, Wood Burning, Free Standing |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--------------------------------|
| Exterior Features | BBQ gas line |
| Lot Description | Lake, Beach |
| Roof | Metal |
| Construction | Cement Fiber Board, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 10th, 2025 |
| Days on Market | 40 |
| Zoning | R |

Listing Details

| | |
|----------------|----------------------------|
| Listing Office | ROYAL LEPAGE COUNTY REALTY |
|----------------|----------------------------|

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