

Courtesy Of Jeremy A Dehek Of Exp Realty

# **\$639,900 - 517 55101 Ste. Anne Trail, Rural Lac Ste. Anne County**

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MLS® #E4423463

**\$639,900**

3 Bedroom, 2.50 Bathroom, 1,334 sqft

Rural on 0.17 Acres

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

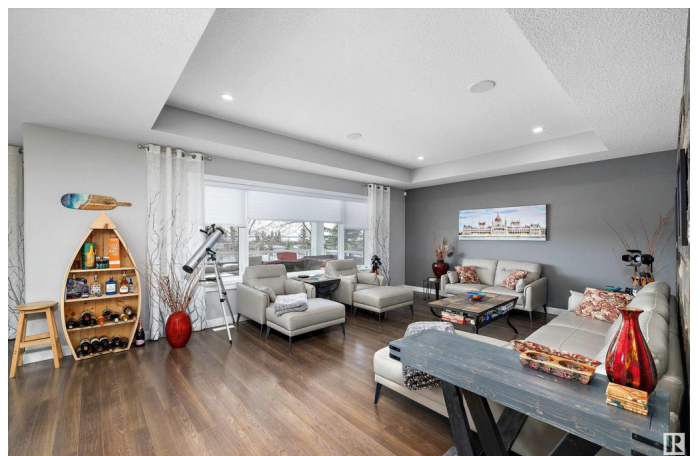
Welcome to 517-55101 Ste. Anne Trail, a stunning bungalow nestled in the prestigious Estates at Waters Edge community. This exquisite 3 bed, 2 bath home offers over 2,400 sq ft of luxurious living space, thoughtfully designed to provide comfort & elegance. You'll be captivated by the open-concept layout featuring an island kitchen w/custom cabinetry & granite countertops. The dining area seamlessly flows into a bright living room, where large windows fill the space w/natural light. The Primary is a true retreat, w/custom closet & 5 pc ensuite offering modern fixtures & finishes & heated flr. The basement is complete w/in-flr heat, family rm, rec rm, two bdrms & a 3 pc bath. Step outside to the south-facing covered deck, an ideal spot for morning coffee or evening gatherings, all while enjoying unobstructed views. The property also incl an oversized dbl garage w/heated flr & one bay extending 30 ft deep, perfect for storing vehicles & rec equipment. Experience the epitome of Waters Edge living!

Built in 2014

## **Essential Information**

MLS® #

E4423463



|                |                        |
|----------------|------------------------|
| Price          | \$639,900              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,334                  |
| Acres          | 0.17                   |
| Year Built     | 2014                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 517 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 1A1                    |

### Amenities

|          |   |
|----------|---|
| Features | Air Conditioner, Club House, Deck, Exercise Room, Hot Tub, Pool-Outdoor, R.V. Storage |
|----------|---|

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom                                |
| Heating           | Forced Air-1, In Floor Heat System, Natural Gas |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | Full, Finished                                  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood  |
| Exterior Features | Boating, Gated Community, Lake Access Property, Lake View, Landscaped, Playground Nearby, Schools, Shopping Nearby, Waterfront Property |
| Construction      | Wood  |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      February 28th, 2025  
Days on Market                50  
Zoning                              Zone 71  
Condo Fee                        \$236

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Listing information last updated on April 19th, 2025 at 10:32am MDT