

## \$224,900 - 707a 2 Ave Nw, Rural Wetaskiwin County

MLS® #E4434768

**\$224,900**

2 Bedroom, 1.00 Bathroom, 747 sqft

Rural on 0.18 Acres

Ma-Me-O Beach, Rural Wetaskiwin County,  
AB

Welcome to Ma-Me-O Beach, one of Alberta's most sought-after lakeside destinations, with white sand and shallow sandbars perfect for kids! This 3-season cabin is as cozy as it is stylish, fully renovated & thoughtfully decorated. Stay cozy from spring to fall with a wood-burning stove that warms the entire cabin. It's easy to winterize when the season winds down. The main cabin (on concrete footings, no crawl space) comfortably sleeps 6 with 2 bedrooms & a 3pc bathroom. Store your boat and gear with ease in the oversized single garage, and rest easy knowing both buildings have newer 30-year shingles, a 35' surface well, and dual 1200-gallon septic tanks (installed 13 years ago). The fenced and landscaped lot gives you room to relax and play. Bonus: All furniture is included, and gas is on the property—just hook up the meter. Affordable lake life starts here!

Built in 1950

### Essential Information

MLS® #	E4434768
Price	\$224,900
Bedrooms	2
Bathrooms	1.00



Full Baths	1
Square Footage	747
Acres	0.18
Year Built	1950
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	707a 2 Ave Nw
Area	Rural Wetaskiwin County
Subdivision	Ma-Me-O Beach
City	Rural Wetaskiwin County
County	ALBERTA
Province	AB
Postal Code	T0C 1X0

### Amenities

Features	Deck, Fire Pit, Lake Privileges, No Animal Home, No Smoking Home
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### Interior

Heating	Wood Stove, Wood
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood
Exterior Features	Back Lane, Beach Access, Boating, Fenced, Flat Site, Golf Nearby, Lake Access Property, Landscaped, Level Land, Playground Nearby, Recreation Use, Shopping Nearby, Treed Lot
Construction	Wood
Foundation	Block

### Additional Information

Date Listed	May 6th, 2025
Days on Market	49
Zoning	Zone 95

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Listing information last updated on June 24th, 2025 at 1:17pm MDT