

# **\$719,900 - 17 Country Lane, Rural Lesser Slave River No. 124, M.D. of**

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MLS® #A2217485

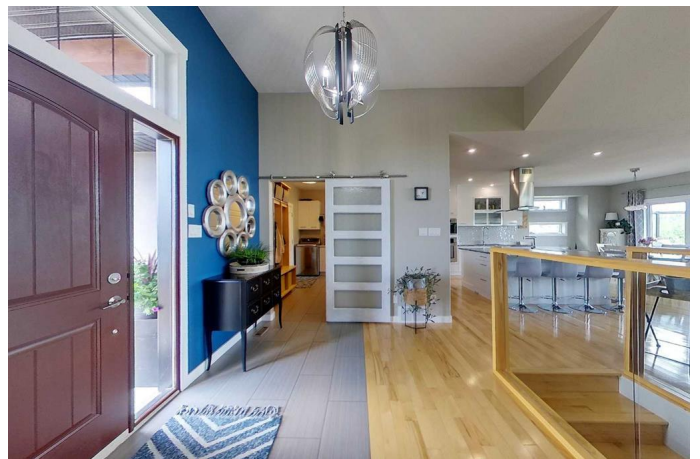
**\$719,900**

5 Bedroom, 3.00 Bathroom, 1,662 sqft  
Residential on 1.04 Acres

NONE, Rural Lesser Slave River No. 124,  
M.D. of, Alberta

Luxury Acreage Just Minutes from Slave Lake! Welcome to your dream escape—where modern elegance meets tranquil country living. This beautifully crafted 5-bedroom, 3-bathroom bungalow sits on a stunning acreage and offers over 1,660 sq ft of upscale living space, all wrapped in thoughtful design and premium finishes. Built in 2013 with quality in mind, this custom home is the perfect balance of comfort and sophistication.

As you enter, you™re greeted by rich hickory hardwood floors and a showstopping floor-to-ceiling see-through gas fireplace that anchors the open-concept layout. Soaring triple-pane windows bathe the home in natural light while boosting energy efficiency, and dual-zone heating with central A/C ensures year-round comfort. The chef™s kitchen is a standout, featuring a massive granite island with bar seating, an induction cooktop, built-in appliances, and a sleek side-by-side fridge/freezer combo—perfect for entertaining or everyday family life. The cozy living room, warmed by a second view of the fireplace, flows effortlessly to the spacious covered composite deck—ideal for dining, lounging, or hosting guests. Complete with radiant overhead heat and gas hookups for your grill, BBQ, or fireplace, this outdoor space is ready for all seasons. The primary bedroom is a personal haven with its spa-inspired



ensuite”featuring a freestanding soaker tub, an oversized tiled shower, and a walk-in closet that redefines luxury. Downstairs, the fully finished walkout basement offers three spacious bedrooms (each with walk-in closets and built-in organizers), a full bathroom, tons of storage, and direct access to the peaceful backyard. Outside boasts privacy and shade, creating a perfect retreat to relax and unwind. With too many features to list, highlights include on-demand hot water, 50-amp power in the garage, storage sheds, and an attached fenced dog run with convenient side access through the garage. This kind of style and luxury needs to be viewed in person “you”ll never want to leave. All this castle needs now is its next King and Queen...

Built in 2013

### Essential Information

|                |                                  |
|----------------|----------------------------------|
| MLS® #         | A2217485                         |
| Price          | \$719,900                        |
| Bedrooms       | 5                                |
| Bathrooms      | 3.00                             |
| Full Baths     | 2                                |
| Half Baths     | 1                                |
| Square Footage | 1,662                            |
| Acres          | 1.04                             |
| Year Built     | 2013                             |
| Type           | Residential                      |
| Sub-Type       | Detached                         |
| Style          | Acreage with Residence, Bungalow |
| Status         | Active                           |

### Community Information

|             |                                           |
|-------------|-------------------------------------------|
| Address     | 17 Country Lane                           |
| Subdivision | NONE                                      |
| City        | Rural Lesser Slave River No. 124, M.D. of |
| County      | Lesser Slave River No. 124, M.D. of       |

|             |         |
|-------------|---------|
| Province    | Alberta |
| Postal Code | T0G 2A0 |

### Amenities

|                |                                                                                                                                         |
|----------------|-----------------------------------------------------------------------------------------------------------------------------------------|
| Utilities      | Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected, Satellite Internet Available                            |
| Parking Spaces | 10                                                                                                                                      |
| Parking        | Additional Parking, Double Garage Attached, Garage Faces Side, Heated Garage, Insulated, Gravel Driveway, Oversized, Workshop in Garage |
| # of Garages   | 4                                                                                                                                       |

### Interior

|                   |                                                                                                                                                                                                                                                                                          |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Built-in Features, Ceiling Fan(s), Central Vacuum, Chandelier, Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry, See Remarks, Separate Entrance, Soaking Tub, Storage, Sump Pump(s), Vaulted Ceiling(s), Walk-In Closet(s), Tankless Hot Water |
| Appliances        | Built-In Oven, Central Air Conditioner, Dishwasher, Induction Cooktop, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings, Built-In Refrigerator                                                                                                                        |
| Heating           | Fireplace(s), Forced Air, Natural Gas, See Remarks, Zoned                                                                                                                                                                                                                                |
| Cooling           | Central Air                                                                                                                                                                                                                                                                              |
| Fireplace         | Yes                                                                                                                                                                                                                                                                                      |
| # of Fireplaces   | 1                                                                                                                                                                                                                                                                                        |
| Fireplaces        | Blower Fan, Gas, Living Room, Double Sided, Entrance, See Remarks, See Through, Stone                                                                                                                                                                                                    |
| Has Basement      | Yes                                                                                                                                                                                                                                                                                      |
| Basement          | Finished, Full, Walk-Out                                                                                                                                                                                                                                                                 |

### Exterior

|                   |                                                                                                    |
|-------------------|----------------------------------------------------------------------------------------------------|
| Exterior Features | BBQ gas line, Fire Pit, Private Yard, Rain Gutters, Storage, Basketball Court, Barbecue, Gas Grill |
| Lot Description   | Private, Rectangular Lot                                                                           |
| Roof              | Asphalt Shingle                                                                                    |
| Construction      | Concrete, Stucco, Wood Frame                                                                       |
| Foundation        | Poured Concrete                                                                                    |

### Additional Information

|             |               |
|-------------|---------------|
| Date Listed | May 5th, 2025 |
|-------------|---------------|

|                |     |
|----------------|-----|
| Days on Market | 5   |
| Zoning         | RUS |

## **Listing Details**

|                |            |
|----------------|------------|
| Listing Office | eXp REALTY |
|----------------|------------|

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