

\$349,900 - Lot 2 - 70539 Rng Rd 250, Rural Greenview No. 16, M.d. Of

MLS® #A2208364

\$349,900

1 Bedroom, 1.00 Bathroom, 178 sqft
Single Family on 9.88 Acres

N/A, Rural Greenview No. 16, M.d. Of, Alberta

Gorgeous well established 9.88 acre lake retreat in Eagle Bay on the west side of Sturgeon Lake just 45 minutes from Grande Prairie and 15 minutes to Valleyview. This wonderful recreational property is completely set up with 42 x 52 Goodon shop, a small fully finished and furnished cabin, outhouse with sink, woodshed and multiple trailer sites with a 2-tiered composite deck, 2 gazebos, kitchen shack, 30 and 50 amp plugs, water and sewer hookups. The huge shop has 16 ft high ceiling, 2 - 12x14 overhead doors, 8 sliding windows, LED exterior lighting, gravel floor with an interior wood deck that accommodates water cistern, workbench, fridge, and freezer. The little charming log cabin with loft has built-in bed and comes with fireplace, futon, TV stand, and portable air conditioner. This gorgeous lot is situated at the very end of the quiet internal road with little to no traffic and a spectacular view of the lake. Lot has been improved with a driveway, tons of mature trees, and landscaping, natural gas is at the property line and there is an ideal building site if a more significant cottage or year-round residence is your plan. Eagle Bay has developed into one of the premier Sturgeon Lake developments with massive lots delivering unrivaled privacy, many impressive cabins and homes, and Young's Point Provincial Park and boat launch are very close. Take the short drive out to view this superb recreational getaway.



(id:6289)

Built in 2018

Essential Information

Listing #	A2208364
Price	\$349,900
Bedrooms	1
Bathrooms	1.00
Half Baths	1
Square Footage	178
Acres	9.88
Year Built	2018
Type	Single Family
Sub-Type	Freehold
Style	Cottage

Community Information

Address	Lot 2 - 70539 Rng Rd 250
Subdivision	N/A
City	Rural Greenview No. 16, M.d. Of
Province	Alberta
Postal Code	T8V1G2

Amenities

Amenities	Water Nearby
Features	Recreational, Gazebo
Parking Spaces	6
Parking	Gravel, RV

Interior

Heating	Other
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
# of Stories	1

Exterior

Exterior	Wood siding
----------	-------------

Listing Details

Listing Office Royal LePage - The Realty Group



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 21st, 2025 at 10:01pm PDT