

\$998,000 - A, 47257 Hwy 771, Rural Leduc County

MLS® #A2234460

\$998,000

7 Bedroom, 3.00 Bathroom, 1,988 sqft

Single Family on 0.49 Acres

N/A, Rural Leduc County, Alberta

Discover this stunning 7 bedroom, 3 full bathroom waterfront home on Pigeon Lake! Only 1 hour from the city this four season home features just about 3500sqft of developed space. It's perfect for families, entertainers, outdoor lovers, and Airbnb hosts alike. The bright main floor features an A-frame living room, cozy wood-burning fireplace open to your dining and well-appointed kitchen - all with Bose sound system. Step out onto your screened-in room, soak in the hot tub, or host gatherings on the expansive patio. Hidden away on the other side of the house you will find the beautiful private primary suite with lake views, an ensuite, and walk-in closet. Main floor laundry, two additional bedrooms, a full bathroom and family theatre room complete the main floor. The fully finished basement adds four more bedrooms, a full bath, room for multiple families to stay and have their own space! Step outside to enjoy serene lake views with nearby golf courses, playgrounds, and The Village at Pigeon Lake. The detached shop features a work area, and 2 single bays great for storing all your toys! The property is fully loaded, including electric blinds in the main room, Bose sound system, security, a back up whole home generator, and a hot tub!! This property is a dream for boaters, fishermen, or anyone wishing for a serene retreat! More than just a home, it offers a lifestyle of peace, play, and lasting memories. Don't miss this rare opportunity to own a piece of lakefront



paradise! (id:6289)

Built in 2001

Essential Information

Listing #	A2234460
Price	\$998,000
Bedrooms	7
Bathrooms	3.00
Square Footage	1,988
Acres	0.49
Year Built	2001
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	A, 47257 Hwy 771
Subdivision	N/A
City	Rural Leduc County
Province	Alberta
Postal Code	T0C2V0

Amenities

Amenities	Golf Course, Park, Playground, Shopping, Water Nearby
Features	See remarks, No Smoking Home, Environmental reserve
Parking Spaces	8
Parking	Detached Garage, Oversize
# of Garages	3
Is Waterfront	Yes
Waterfront	Waterfront

Interior

Appliances	Washer, Refrigerator, Gas stove(s), Dishwasher, Dryer, Microwave Range Hood Combo, Window Coverings, Garage door opener
Heating	Natural gas Forced air
Cooling	None
Fireplace	Yes
# of Fireplaces	1

# of Stories	1
Has Basement	Yes

Exterior

Exterior	Stone, Vinyl siding
Exterior Features	Fruit trees, Landscaped
Foundation	Poured Concrete

Listing Details

Listing Office	eXp Realty
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