

\$224,900 - 44101 #342 Range Road 214, Rural Camrose County

MLS® #A2248874

\$224,900

1 Bedroom, 1.00 Bathroom, 420 sqft
Single Family on 2.02 Acres

Little Beaver Lake Estates, Rural Camrose County, Alberta

This recently completed, self-sufficient home is a true gem, combining exceptional privacy with modern amenities in a compact yet thoughtfully designed package. It can be the ideal getaway or primary residence, all while being completely off the grid (could easily be converted to on-grid) and not being bothered with any utility bills in your mail. The beautiful 2+ acre lot in a great neighborhood offers a second building side, backs up to open fields and has a gorgeous large fish pound roughed in. Equipped with in-floor heat, a versatile multi-fuel heating stove, gas stove, fridge/freezer, a tankless water heater, a 31"x30" shower, a washing machine, and a high-end indoor waterless toilet on hand (not yet installed), this home ensures comfort and convenience. Additional features include upper floor plumbing/sink, vaulted ceilings, a ceiling fan and the bright LED lighting throughout the interior and exterior enhances the ambiance. The loft offers a stunning view of the lake and can easily be transformed into two smaller bedrooms. Designed with solar power in mind from the very beginning, the solar panels produce ample energy even during the shorter winter days, with a solar controller that efficiently manages heavy-duty batteries and monitors solar performance. The interiors boast natural lacquered pine finishes, vinyl plank flooring, and ceramic tiles in the kitchen,



bathroom and entrance. Energy-efficient windows flood the space with natural light, complete with privacy blinds on the main floor. The exterior features a striking "shou sugi ban" wood style, ensuring durability and longevity. A metal roof and matching soffit and fascia contribute to the home's luxurious look. A retractable 8'x11'awning extends over a charming porch, complete with a plumbed-in barbecue for outdoor entertaining. The home entrance is sheltered by a covered porch that not only provides protection but also supports solar panels, featuring shelves and overhead hooks for organizing tools like solar panel snow rakes. There's also room to expand with additional and included solar panels in the future if desired. You'll find an insulated root cellar measuring 8'x12', perfect for a variety of uses. In addition, an outhouse equipped with a motion sensor light is conveniently located nearby. The 2.02-acre lot slopes to the east and is adorned with numerous native trees, a large garden plot, a roughed-in 40'x70' fishpond and vibrant wildlife. The owner has thoughtfully planted a variety of fruit bushes, trees, and evergreens. For extra storage, there is a 20' sea container with steel shelving. Included with the home are a range of tools, also spare solar panels and batteries, backup inverter generator, and an extensive collection of yard tools. Despite the low maintenance design, there is a set of technical drawings and manuals to assist future maintenance. This beautiful and truly unique lake property is located within easy commuting distance to Camrose, Wetaskiwin and Ponoka. (id:6289)

Built in 2024

Essential Information

Listing #	A2248874
Price	\$224,900

Bedrooms	1
Bathrooms	1.00
Half Baths	1
Square Footage	420
Acres	2.02
Year Built	2024
Type	Single Family
Sub-Type	Freehold

Community Information

Address	44101 #342 Range Road 214
Subdivision	Little Beaver Lake Estates
City	Rural Camrose County
Province	Alberta
Postal Code	T0B1M0

Amenities

Amenities	Water Nearby
Features	Cul-de-sac, Recreational
Parking	Other
View	View

Interior

Appliances	Refrigerator, Gas stove(s)
Heating	Wood Wood Stove, In Floor Heating
Cooling	None
Fireplace	Yes
# of Fireplaces	1
# of Stories	2

Exterior

Exterior Features	Garden Area
Construction	Wood frame

Listing Details

Listing Office	Central Agencies Realty Inc.
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