

\$694,900 - 85 Willow Drive, Rural Vermilion River, County Of

MLS® #A2262449

\$694,900

5 Bedroom, 4.00 Bathroom, 1,844 sqft
Single Family on 4.20 Acres

Willow Creek, Rural Vermilion River, County Of, Alberta

Welcome to your dream acreage in Willow Creek Estates, minutes north of Lloydminster. Situated on 4.2 beautifully landscaped acres, this well-maintained bungalow offers over 1,800 sq. ft. of main floor living space, vaulted ceilings, and large windows that flood the home with natural light. Enjoy a spacious kitchen featuring granite countertops and convenient main floor laundry. The living room offers direct access to the yard and deck, perfect for entertaining. A 2-piece guest bath, a dedicated home office/den, and a generous primary bedroom with a 5-piece en-suite and his-and-hers closets complete the main level. The fully finished basement features a large family room, two additional bedrooms, one with a grand walk-in closet and direct access to a 3-piece bath, providing extra space for guests or family. Outside, you'll love the mature trees, shrubs, and manicured yard, complete with a firepit area, natural gas BBQ line and shed. The triple-attached heated garage is a huge bonus year-round, along with central A/C. This one checks all the boxes for rural living with modern comfort. 3D Virtual Tour Available! (id:6289)

Built in 2004

Essential Information



Listing #	A2262449
Price	\$694,900
Bedrooms	5
Bathrooms	4.00
Half Baths	1
Square Footage	1,844
Acres	4.20
Year Built	2004
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	85 Willow Drive
Subdivision	Willow Creek
City	Rural Vermilion River, County Of
Province	Alberta
Postal Code	T9V0Y4

Amenities

Utilities	Electricity, Natural Gas
Features	Treed, Gas BBQ Hookup
Parking	Attached Garage, Garage, Gravel, Heated Garage, RV
# of Garages	4

Interior

Appliances	Washer, Refrigerator, Dishwasher, Stove, Dryer, Garburator, Microwave Range Hood Combo, Window Coverings, Garage door opener
Heating	Natural gas Forced air
Cooling	Central air conditioning
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Vinyl siding
Exterior Features	Landscaped, Lawn
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office

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Listing information last updated on October 24th, 2025 at 5:16am PDT