

## \$239,900 - 4503 50 Avenue, Rural Lac Ste. Anne County

MLS® #E4453690

**\$239,900**

2 Bedroom, 1.00 Bathroom, 1,097 sqft

Rural on 0.11 Acres

Alberta Beach, Rural Lac Ste. Anne County,  
AB

Discover the charm of Alberta Beach with this unique character home just steps from Lac Ste. Anne. Built in 1913 and relocated to its current site, this home blends history with opportunity. The seller invested in major exterior and interior upgrades, including wraparound veranda, siding, concrete driveway with pad ready for future garage. Interior upgrades include electrical, windows, insulation, drywall. Inside, the main floor offers a functional layout, with finishing work remaining for the new owner to complete. Move in and enjoy the home as you finish it over time. The main floor bedroom is drywalled and awaiting your final touches. A spacious yard includes raised garden beds, shed, and greenhouse. Alberta Beach is a welcoming lakeside community with year-round recreation and all the amenities you require in a year round community . . . all within 45 minutes of Edmonton. With character, updates already underway, and room for your own vision, this property is an affordable step into lakeside living.

Built in 1913

### Essential Information

MLS® # E4453690

Price \$239,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 2                      |
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 1,097                  |
| Acres          | 0.11                   |
| Year Built     | 1913                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | 1 and Half Storey      |
| Status         | Active                 |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 4503 50 Avenue             |
| Area        | Rural Lac Ste. Anne County |
| Subdivision | Alberta Beach              |
| City        | Rural Lac Ste. Anne County |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T0E 0A0                    |

### Amenities

|          |             |
|----------|-------------|
| Features | Front Porch |
|----------|-------------|

### Interior

|              |                                            |
|--------------|--------------------------------------------|
| Heating      | Baseboard, Space Heater, Electric, Propane |
| Stories      | 2                                          |
| Has Basement | Yes                                        |
| Basement     | None, No Basement                          |

### Exterior

|                   |                                                                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood                                                                                                                                         |
| Exterior Features | Back Lane, Beach Access, Boating, Corner Lot, Golf Nearby, Lake View, Paved Lane, Recreation Use, Schools, Shopping Nearby, Vegetable Garden |
| Construction      | Wood                                                                                                                                         |
| Foundation        | Block                                                                                                                                        |

### Additional Information

|             |                   |
|-------------|-------------------|
| Date Listed | August 19th, 2025 |
|-------------|-------------------|

Days on Market 30

Zoning Zone 71

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