

**24262 Township Road 704**  
**Rural Greenview No. 16, M.D. of, Alberta**

**MLS # A2098251**



**\$699,900**

<b>Division:</b>	NONE		
<b>Type:</b>	Residential/Cabin		
<b>Style:</b>	Bungalow		
<b>Size:</b>	1,171 sq.ft.	<b>Age:</b>	2008 (16 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	1
<b>Garage:</b>	Stall		
<b>Lot Size:</b>	0.17 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Beach, Cleared		

<b>Heating:</b>	Central	<b>Water:</b>	-
<b>Floors:</b>	Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	-	<b>LLD:</b>	27-70-24-W5
<b>Exterior:</b>	Concrete, Vinyl Siding	<b>Zoning:</b>	Recreational
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	See Remarks		

**Inclusions:** NONE

This beautiful cabin is situated on 1.5 lots at Sturgeon Lake, within the prestigious Boyd Lakeshore Property. Included with the property is all the furniture, making it a turnkey opportunity for prospective buyers. The cabin has been recently updated and features a prime lakefront location, providing stunning and uninterrupted views of the lake. With three bedrooms and one bathroom, it offers ample space for relaxation and comfort. The interior has been carefully designed with modern updates, creating a cozy and welcoming ambiance. The main living area is bright and airy, with large windows that showcase the picturesque lake views. Outside, a spacious deck provides the perfect setting for outdoor meals and enjoying the serenity of the surroundings. The Boyd Lakeshore Property offers easy access to various outdoor activities such as fishing, boating, and hiking, ensuring endless enjoyment for nature enthusiasts. With nearby amenities and conveniences, this lakeside retreat combines convenience with natural beauty. Don't miss this exceptional opportunity to own a remarkable cabin and embrace the tranquility and splendor of Sturgeon Lake.