

\$515,000 - 30 Macdonald Drive, Rural Stettler No. 6, County of

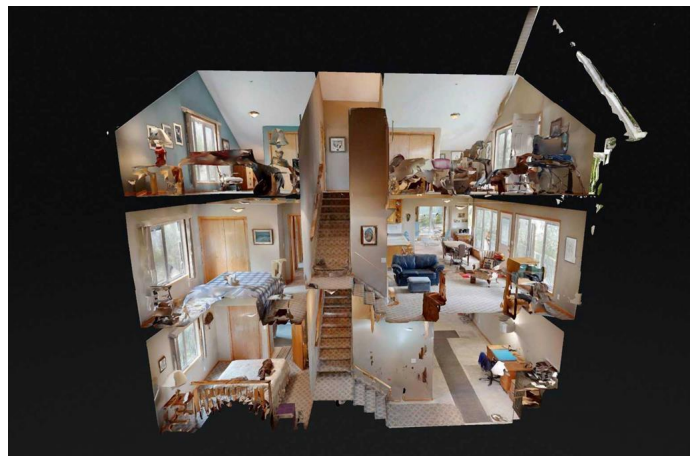
MLS® #A2223888

\$515,000

3 Bedroom, 2.00 Bathroom, 1,870 sqft
Residential on 0.45 Acres

Scenic Sands, Rural Stettler No. 6, County of, Alberta

Nestled along the serene shores of Scenic Sands, this three-level lakefront home offers a lifestyle of relaxation and recreation. Designed with an open-concept layout, the home features multiple living areas and expansive, triple-pane windows that flood the interior with natural light. The main floor houses the kitchen, with wood cabinetry and a central peninsula which overlooks the dining room and living room. The windows offer a panoramic view of the lake and surrounding greenery. There is a patio door to the front deck and hot tub, where you can also have your barbecue or smoker, and set out your deck chairs and loungers. This level also has an amazing sunroom with windows all around. There is a bedroom, 4 pc bathroom, and separate laundry room with modern front load washer and dryer. The top floor has two spacious bedrooms under the vaulted ceiling. In one, you can step outside to the second story balcony, perfect for unwinding while watching boats glide by. There is a bright 4 pc bathroom as well. Downstairs, there are a number of open spaces which could be used for a variety of activities for the whole family. There is a bedroom and plenty of space for extra beds for family or overnight guests. The walk out basement provides direct access to the backyard. Outdoor spaces are a highlight, with a firepit area, cement paths and parking pad,



beautiful fenced garden area, and garden shed. Native trees envelope this property so once the trees fully leaf out, you will barely see your neighbors. Whether it's summer barbecues, cozy winter nights by the fireplace, or enjoying the changing seasons, this home offers a unique opportunity to experience lakeside living at its finest. Scenic Sands has great boating and fishing, paddle boarding and kayaking, swimming, natural beaches, playground, and plenty of green space giving you the opportunity for bird watching and hiking. Winter activities include ice fishing, snowshoeing, cross country skiing, and skating on the lake. Scenic Sands is only 17 minutes to Pheasantback Golf Course, 24 minutes to Stettler, and 55 minutes to Red Deer. A quick drive from the cities, this property is situated partway between Edmonton (2 hours) and Calgary (2 hours, 20 min).

Built in 2001

Essential Information

MLS® #	A2223888
Price	\$515,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,870
Acres	0.45
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	1 and Half Storey
Status	Active

Community Information

Address	30 Macdonald Drive
Subdivision	Scenic Sands

City	Rural Stettler No. 6, County of
County	Stettler No. 6, County of
Province	Alberta
Postal Code	T0C 2L0

Amenities

Parking Spaces	4
Parking	Off Street

Interior

Interior Features	Ceiling Fan(s)
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Balcony
Lot Description	Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 23rd, 2025
Days on Market	102
Zoning	Resort Residential

Listing Details

Listing Office	RE/MAX 1st Choice Realty
----------------	--------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.