\$399,000 - 130, 67417 Mcgrane Road, Lac La Biche County

MLS® #A2226734

\$399,000

4 Bedroom, 2.00 Bathroom, 1,480 sqft Residential on 2.85 Acres

McGrane Estates, Lac La Biche County, Alberta

Located in Mission Village, this private acreage offers something for everyone in the family. The 2.85 acre - fenced yard is perfect for pets, and there's plenty of space for hobbies and storage with a 28x30 detached garage, 24x16 shed for quads and toys, a playhouse and a municipal park just down the wayplus a garden, gazebo, and a private back deck to soak up the sun. The home features three main-floor bedrooms plus a spacious front office. The bright, open basement provides endless possibilities and currently hosts the primary bedroom suite, complete with large windows that fill the space with natural light. Click on the 3-D tour to see the home in its entirety. Enjoy the peace and privacy of country living, with the convenience of being close to town and just minutes from Mission Beach. This welcoming acreage is ready for a new family to call it home.







Built in 1991

Essential Information

MLS® # A2226734 Price \$399,000

Bedrooms 4
Bathrooms 2.00

Full Baths 2

Square Footage 1,480 Acres 2.85 Year Built 1991

Type Residential Sub-Type Detached

Style Acreage with Residence, Bi-Level

Status Active

Community Information

Address 130, 67417 Mcgrane Road

Subdivision McGrane Estates

City Lac La Biche County

County Lac La Biche County

Province Alberta
Postal Code T0A 2C2

Amenities

Parking Spaces 6

Parking Double Garage Detached

of Garages 2

Interior

Interior Features Kitchen Island, See Remarks, Central Vacuum

Appliances Dishwasher, Electric Range, Refrigerator, Washer/Dryer

Heating Forced Air, Natural Gas

Cooling None
Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Private Entrance, Private Yard, Garden, Playground

Lot Description Back Yard, Backs on to Park/Green Space, Corner Lot, Gazebo,

Landscaped, Dog Run Fenced In, Environmental Reserve, Fruit

Trees/Shrub(s), Garden, See Remarks, Wedge Shaped Lot

Roof Asphalt

Construction Concrete, Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed June 1st, 2025

Days on Market 47

Zoning CR

Listing Details

Listing Office People 1st Realty

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