

# \$143,000 - 10 45302 Twp Rd 593a, Rural Bonnyville M.d.

MLS® #E4440105

**\$143,000**

4 Bedroom, 1.00 Bathroom, 1,200 sqft  
Recreational on 0.47 Acres

None, Rural Bonnyville M.d., Alberta

Recreational Cabin Retreat. ALL ITEMS STAY. Escape to nature, this charming 1.5-storey cabin, nestled on a private treed half-acre lot on the south side of Muriel Lake, just 2.5 hours NE Edmonton & 25 minutes south of Bonnyville. Built in 1980, offers rustic charm with modern comforts including power, a cistern water system, holding septic tank, and outhouse. Heated with the wood stove or electric space heaters. Inside you'll find a open concept full kitchen-family room, 1 main floor bedroom, bathroom, 2 upper-level bedrooms, all set under a vaulted cedar-shiplap ceiling that enhances the cabin's cozy atmosphere. Enjoy the expansive deck, tiki bar & table, with views of lake & treeD enclosed yard where there is a fire pit, room for campers/RVs, perfect for hosting family & friends! The lake's waterline has receded over the years, creating a 100-ft beachy area! POTENTIAL! The cabin sits on concrete pilings with easy crawlspace access, making it ideal for future winterization and YEAR ROUND LIVING. (id:6289)

Built in 1980

## Essential Information

|            |           |
|------------|-----------|
| Listing #  | E4440105  |
| Price      | \$143,000 |
| Bedrooms   | 4         |
| Bathrooms  | 1.00      |
| Half Baths | 1         |



|                |              |
|----------------|--------------|
| Square Footage | 1,200        |
| Acres          | 0.47         |
| Year Built     | 1980         |
| Type           | Recreational |
| Style          | Cottage      |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 10 45302 Twp Rd 593a  |
| Subdivision | None                  |
| City        | Rural Bonnyville M.d. |
| Province    | Alberta               |
| Postal Code | T9N2G9                |

### Amenities

|                |                                                             |
|----------------|-------------------------------------------------------------|
| Features       | Private setting, Treed, Environmental reserve, Recreational |
| Parking Spaces | 6                                                           |
| Parking        | Stall                                                       |
| Is Waterfront  | Yes                                                         |
| Waterfront     | Waterfront                                                  |

### Interior

|              |                          |
|--------------|--------------------------|
| Appliances   | Refrigerator, Stove      |
| Heating      | Space Heater, Wood Stove |
| Fireplace    | Yes                      |
| Fireplaces   | Wood                     |
| # of Stories | 2                        |

### Listing Details

|                |                          |
|----------------|--------------------------|
| Listing Office | RE/MAX Bonnyville Realty |
|----------------|--------------------------|



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Listing information last updated on October 26th, 2025 at 8:01pm MDT