

# **\$699,000 - 66558 663 Highway, Lac La Biche County**

---

MLS® #A2225430

**\$699,000**

3 Bedroom, 4.00 Bathroom, 4,967 sqft  
Residential on 4.00 Acres

NONE, Lac La Biche County, Alberta

Get ready this beautiful finished 2,571 sq ft home is move-in ready and situated on a 4-acre lot. Conveniently located just 5 km from Lac La Biche off Highway 663, this property is an exceptional opportunity for those needing space to accommodate construction crews or similar crew housing, with ample parking for multiple vehicles. Recently reduced, this property offers unparalleled function and privacy. This stunning property features a large eat-in kitchen and a formal dining area, a bright and airy living room, and three spacious bedrooms. With 2.5 bathrooms and a comfortable den complete with a wood-burning fireplace. Step outside through the patio doors to enjoy the expansive 50-foot deck, perfect for gatherings and equipped with comfortable seating and great views of Antoine Lake. This serene setting offers ultimate privacy and the opportunity to watch wildlife. The basement provides additional living space with a kitchen area, bathroom, and rooms, offering the potential for a separate entrance—ideal for guests or rental opportunities. The attached 20x23 garage ensures ample parking for your vehicles. Plus, the massive 50x80 shop is a fantastic space for recreational toys, a handy workshop, or large equipment, making it perfect for mechanics or anyone looking to run a home-based business—this is a must-see property!

Built in 1993



## Essential Information

|                |                                  |
|----------------|----------------------------------|
| MLS® #         | A2225430                         |
| Price          | \$699,000                        |
| Bedrooms       | 3                                |
| Bathrooms      | 4.00                             |
| Full Baths     | 4                                |
| Square Footage | 4,967                            |
| Acres          | 4.00                             |
| Year Built     | 1993                             |
| Type           | Residential                      |
| Sub-Type       | Detached                         |
| Style          | Acreage with Residence, Bungalow |
| Status         | Active                           |

## Community Information

|             |                     |
|-------------|---------------------|
| Address     | 66558 663 Highway   |
| Subdivision | NONE                |
| City        | Lac La Biche County |
| County      | Lac La Biche County |
| Province    | Alberta             |
| Postal Code | T0A 2C0             |

## Amenities

|               |                                                             |
|---------------|-------------------------------------------------------------|
| Amenities     | RV/Boat Storage                                             |
| Utilities     | Electricity Available                                       |
| Parking       | Driveway, Gravel Driveway, Heated Garage, RV Access/Parking |
| Is Waterfront | Yes                                                         |
| Waterfront    | Waterfront                                                  |

## Interior

|                   |                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------|
| Interior Features | Closet Organizers, Double Vanity, Granite Counters, No Smoking Home, Soaking Tub, Walk-In Closet(s) |
| Appliances        | Dishwasher, Refrigerator, Stove(s)                                                                  |
| Heating           | Combination, In Floor, Forced Air, Natural Gas                                                      |
| Cooling           | Central Air                                                                                         |
| Has Basement      | Yes                                                                                                 |
| Basement          | Finished, Full                                                                                      |

## Exterior

|                   |                                                                              |
|-------------------|------------------------------------------------------------------------------|
| Exterior Features | Private Entrance, Private Yard, Rain Barrel/Cistern(s)                       |
| Lot Description   | Creek/River/Stream/Pond, Fruit Trees/Shrub(s), Landscaped, Views, Waterfront |
| Roof              | Asphalt                                                                      |
| Construction      | Brick                                                                        |
| Foundation        | Poured Concrete                                                              |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | May 28th, 2025      |
| Days on Market | 118                 |
| Zoning         | residential acreage |

### **Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | RE/MAX LA BICHE REALTY |
|----------------|------------------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.