

# \$195,000 - 4 Lee Lake Road, Rural Pincher Creek No. 9, M.D. of

MLS® #A2177979

**\$195,000**

3 Bedroom, 1.00 Bathroom, 780 sqft  
Residential on 0.20 Acres

NONE, Rural Pincher Creek No. 9, M.D. of, Alberta

Nestled at the water's edge of picturesque Lee Lake, this fully furnished 3-bedroom, 1-bathroom cottage offers a tranquil retreat with breathtaking mountain views. Set on a treed lot with a fire pit and private dock, it's ideal for outdoor relaxation and recreation. Best of all, it comes ready for immediate enjoyment—furniture, an aluminum boat with an electric trolling motor, and a paddle boat are all included! Lee Lake is a small, clear lake with abundant rainbow trout, excellent birdwatching, and is perfect for swimming and paddle sports. Just 30 minutes from Castle Mountain Resort and 20 minutes to Pass Powderkeg, this property is ideal for those seeking a peaceful lakeside escape with easy access to skiing, hiking, and year-round adventure.

## Essential Information

MLS® #	A2177979
Price	\$195,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	780
Acres	0.20
Type	Residential



Sub-Type	Recreational
Style	Cottage/Cabin
Status	Active

### Community Information

Address	4 Lee Lake Road
Subdivision	NONE
City	Rural Pincher Creek No. 9, M.D. of
County	Pincher Creek No. 9, M.D. of
Province	Alberta
Postal Code	T0K 1W0

### Amenities

Utilities	Electricity Connected, Propane, Water Available
Parking Spaces	4
Parking	Off Street
Is Waterfront	Yes
Waterfront	Lake, Lake Front, Lake Privileges, Navigable Water

### Interior

Interior Features	Ceiling Fan(s), No Smoking Home, Vaulted Ceiling(s), Vinyl Windows
Appliances	Electric Stove, Refrigerator
Heating	Propane, Wall Furnace
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Living Room, Wood Burning
Basement	None

### Exterior

Exterior Features	Dock, Fire Pit
Lot Description	Front Yard, Lake, Treed, Waterfront
Roof	Metal
Construction	Vinyl Siding, Wood Frame
Foundation	Perimeter Wall

### Additional Information

Date Listed	November 8th, 2024
Days on Market	275

Zoning

RR2

## **Listing Details**

Listing Office

eXp Realty of Canada

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.