

\$920,000 - 237, 41251 Range Road 210, Rural Camrose County

MLS® #A2209623

\$920,000

4 Bedroom, 3.00 Bathroom, 1,949 sqft
Residential on 0.54 Acres

Braseth Beach, Rural Camrose County,
Alberta

Welcome to your dream escape at Braseth Beach - an exclusive gated lakefront community on the north shore of Buffalo Lake. Tucked into a beautifully landscaped lot with flat walkout access right to the shoreline, this one-and-a-half-storey luxury home is built for year-round comfort, connection, and relaxation. Inside, you'll find a warm and inviting open-concept main floor with a stunning wall of south-facing windows that frame panoramic lake views. The classic brick-faced fireplace adds charm and coziness, while the eat-in kitchen with center island and corner pantry makes entertaining effortless. The spacious primary suite is a lakeside sanctuary - complete with high ceilings, walk-in closet, updated ensuite with jetted soaker tub, and garden doors opening to your private deck. Imagine waking up to tranquil water views every day. A second tucked-away bedroom with a nearby full bath offers great privacy for guests or family. Upstairs, the open loft adds even more flexibility - a perfect spot for a quiet reading corner, home office, or bonus space for visitors. The fully finished walkout basement includes two additional bedrooms, a theatre room, large living space, tons of storage, and a cold room - plenty of room for family, hobbies, or hosting. The lower bathroom features a custom shower with a beautiful tile



surround and bench-type seating, adding both style and convenience. Step outside and walk straight onto your own beachfront paradise. Enjoy the spacious upper deck, perfect for taking in the breathtaking lake views, while the covered patio below offers a shaded retreat. An enclosed seasonal room provides an ideal escape from the elements when needed. This property also includes a heated, oversized detached garage with room for two vehicles, a shop area, and custom workbench - perfect for your tools and toys. Braseth Beach is a true hidden gem, offering a secure, community-oriented feel with amenities like a guest RV park, playground, and boat launch. Just 15 minutes to Bashaw for all your essentials. Buffalo Lake offers four seasons of fun - boating, swimming, fishing, skating, snowshoeing, and so much more - making it the perfect place to enjoy every month of the year. Meticulously maintained and truly loved, this home shows undeniable pride of ownership - ready to be passed on to someone who will cherish it just as much. Lakefront homes here are rarely available, because once you're here, you won't want to leave.

Built in 2005

Essential Information

MLS® #	A2209623
Price	\$920,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,949
Acres	0.54
Year Built	2005
Type	Residential

Sub-Type	Detached
Style	1 and Half Storey
Status	Active

Community Information

Address	237, 41251 Range Road 210
Subdivision	Braseth Beach
City	Rural Camrose County
County	Camrose County
Province	Alberta
Postal Code	T0B 0H0

Amenities

Amenities	Beach Access, Other, Playground, Visitor Parking
Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2
Waterfront	Beach Access, Lake Front

Interior

Interior Features	Ceiling Fan(s), Central Vacuum, High Ceilings, Jetted Tub
Appliances	Microwave, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, In Floor
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Brick Facing, Wood Burning
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Other
Lot Description	Beach, Front Yard, Lake, Lawn, Landscaped
Roof	Asphalt Shingle
Construction	Wood Frame, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	April 10th, 2025
-------------	------------------

Days on Market	159
Zoning	LR
HOA Fees Freq.	MON

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.