

# \$229,900 - Lot 27 Cabin Lane, Perch Lake

MLS® #A2229567

**\$229,900**

1 Bedroom, 1.00 Bathroom, 617 sqft  
Residential on 0.53 Acres

NONE, Perch Lake, Saskatchewan

Looking for the perfect summer escape? This prime waterfront property at Perch Lake has it all. Sitting on one of the best lots along the shoreline, this 3-season cabin offers unbeatable lake views, direct access to the water, and loads of extras. Whether you're planning quick weekend getaways or full summer stays, it's ready to go with a boat shed, dock and RV for guests. There's also plenty of room to build your dream lakefront home in the future. Located just north of Paradise Hill and only 45 minutes from Lloydminster, it's a hidden gem for boating, fishing (think perch, jack, and pickerel), and total relaxation. Just \$75 per year goes toward community upkeep and future improvements. Properties like this don't come up often this one's all about location, potential, and that prime lakefront lifestyle. The property comes furnished, and there is a 3D Virtual Tour Available!

Built in 1979

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2229567  |
| Price          | \$229,900 |
| Bedrooms       | 1         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 617       |
| Acres          | 0.53      |



|            |                   |
|------------|-------------------|
| Year Built | 1979              |
| Type       | Residential       |
| Sub-Type   | Detached          |
| Style      | 1 and Half Storey |
| Status     | Active            |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | Lot 27 Cabin Lane |
| Subdivision | NONE              |
| City        | Perch Lake        |
| County      | Saskatchewan      |
| Province    | Saskatchewan      |
| Postal Code | S0M 2G0           |

### Amenities

|                |                                    |
|----------------|------------------------------------|
| Parking Spaces | 4                                  |
| Parking        | Gravel Driveway, RV Access/Parking |
| Is Waterfront  | Yes                                |

### Interior

|                   |                                                                        |
|-------------------|------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s)                                                         |
| Appliances        | Microwave, Refrigerator, Stove(s), Window Coverings, Satellite TV Dish |
| Heating           | Wood, Wood Stove                                                       |
| Cooling           | None                                                                   |
| Fireplace         | Yes                                                                    |
| # of Fireplaces   | 1                                                                      |
| Fireplaces        | Wood Burning Stove                                                     |
| Has Basement      | Yes                                                                    |
| Basement          | See Remarks                                                            |

### Exterior

|                   |                                                      |
|-------------------|------------------------------------------------------|
| Exterior Features | Dock                                                 |
| Lot Description   | Backs on to Park/Green Space, Corner Lot, Waterfront |
| Roof              | Metal                                                |
| Construction      | Wood Frame                                           |
| Foundation        | Other                                                |

### Additional Information

|             |                 |
|-------------|-----------------|
| Date Listed | June 13th, 2025 |
|-------------|-----------------|

|                |     |
|----------------|-----|
| Days on Market | 66  |
| Zoning         | REC |

## **Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | RE/MAX OF LLOYDMINSTER |
|----------------|------------------------|

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