# \$210,000 - 608 & 609, 401 4 Street, Rural Cypress County

MLS® #A2236254

### \$210,000

2 Bedroom, 3.00 Bathroom, 1,334 sqft Residential on 0.00 Acres

Elkwater, Rural Cypress County, Alberta

RECREATIONAL PROPERTY OPPORTUNITY THAT SUPPLEMENTS YOUR MONTHLY PAYMENTS! And enjoy the units yourself for 120 days out of the year!! Welcome to your own slice of paradise in Elkwater, nestled within the breathtaking beauty of Cypress County! Immerse yourself in the tranquility of lake living while enjoying the convenience of just a 45-minute drive from Medicine Hat. Introducing our newest condo listing at Elkwater Lake Lodge, offering the perfect blend of relaxation and adventure. Located in the heart of Elkwater's charming lake development, this property boasts access to an array of outdoor activities, from skiing and hiking to ice fishing and boating. Step inside your cozy retreat, where comfort meets convenience. This unique condo offers the best of both worlds, with two separate units providing ample space for the whole family. The loft-style unit features a spacious master bedroom upstairs with a private 3-piece bath, while the main level boasts a full kitchen with a charming island overlooking the inviting living room, complete with a rustic stone gas fireplace. A convenient 2-piece bath, perfect for guests or quick touch-ups, also accompanies the kitchen. The second unit offers a large master bedroom space, an open living area, and a cozy breakfast bar, providing the ideal setup for family gatherings and relaxation. Plus, with an additional 4-piece





bath, everyone can enjoy their own space and privacy. But the perks don't end there! As an owner at Elkwater Lake Lodge, you can use the condo for 120 days per calendar year with no restrictions, allowing you to soak up the serenity of lake life whenever you please. And when you're not enjoying your own personal getaway, your condo can be placed in the rental pool, with a percentage of the rent covering condo fees, taxes and utilities associated with the property. So why wait? Escape the hustle and bustle of city life and embrace the beauty of lake living in Elkwater. Your adventure awaits!

#### Built in 2011

#### **Essential Information**

MLS® # A2236254 Price \$210,000

Bedrooms 2

Bathrooms 3.00

Full Baths 2 Half Baths 1

Square Footage 1,334 Acres 0.00 Year Built 2011

Type Residential
Sub-Type Recreational
Style Cottage/Cabin

Status Active

## **Community Information**

Address 608 & 609, 401 4 Street

Subdivision Elkwater

City Rural Cypress County

County Cypress County

Province Alberta
Postal Code T0J 1C0

#### **Amenities**

Amenities Bicycle Storage, Parking, Pic

Parking, Beach Access,

Accessible

Parking Spaces 2

Parking Stall, Outside, Parking Lot

Has Pool Yes

Interior

Interior Features Breakfast Bar, Granite Count

Appliances Bar Fridge, Central Air Conc

Refrigerator, Stove(s)

Heating Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes

# of Fireplaces 2

Fireplaces Gas, Living Room, Stone

**Exterior** 

Exterior Features Balcony

Lot Description Many Trees, Wooded

Roof Asphalt Shingle

Construction Composite Siding, Stone

**Additional Information** 

Date Listed July 3rd, 2025

Days on Market 111

Zoning PP

**Listing Details** 

Listing Office RIVER STREET REAL ESTATE

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