

# \$299,900 - 244081 Township Road 664, Athabasca

MLS® #A2238320

**\$299,900**

2 Bedroom, 1.00 Bathroom, 698 sqft

Residential on 79.50 Acres

NONE, Athabasca, Alberta

Escape to nature with this charming 2-bedroom, 1-bathroom 3-season cottage, located less than 5 minutes from Baptiste Lake and just 18 minutes from Athabasca. Off-grid and self-sufficient, it features solar power, a well, septic system, and propane appliances—everything you need for a peaceful retreat or a cozy hunting getaway.

The property comes fully equipped—just show up and relax! Unique touches like an outdoor shower, a vintage clawfoot tub, and cozy decor add character and charm throughout. Enjoy stunning views from the front windows and frequent visits from wildlife in this serene, wilderness setting.

Cute, quaint, and full of personality, this cottage is the perfect place to unplug, unwind, or set up base for your next hunting adventure. Don't miss your chance to own this one-of-a-kind escape.

Built in 1965

## Essential Information

MLS® #	A2238320
Price	\$299,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	698



Acres	79.50
Year Built	1965
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Cottage/Cabin
Status	Active

### **Community Information**

Address	244081 Township Road 664
Subdivision	NONE
City	Athabasca
County	Athabasca County
Province	Alberta
Postal Code	T9S 1R7

### **Amenities**

Parking	Off Street
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### **Interior**

Interior Features	No Smoking Home
Appliances	Refrigerator, Stove(s)
Heating	Wood Stove
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Basement	None

### **Exterior**

Exterior Features	Fire Pit, Private Yard, Outdoor Shower
Lot Description	Backs on to Park/Green Space, Creek/River/Stream/Pond, Many Trees, Native Plants, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Wood

### **Additional Information**

Date Listed	July 11th, 2025
Days on Market	1

Zoning                      AG

## **Listing Details**

Listing Office              ROYAL LEPAGE COUNTY REALTY

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