

# \$149,000 - 315 Debbie Drive, Rural Athabasca County

MLS® #A2209772

**\$149,000**

1 Bedroom, 0.00 Bathroom, 305 sqft

Residential on 0.53 Acres

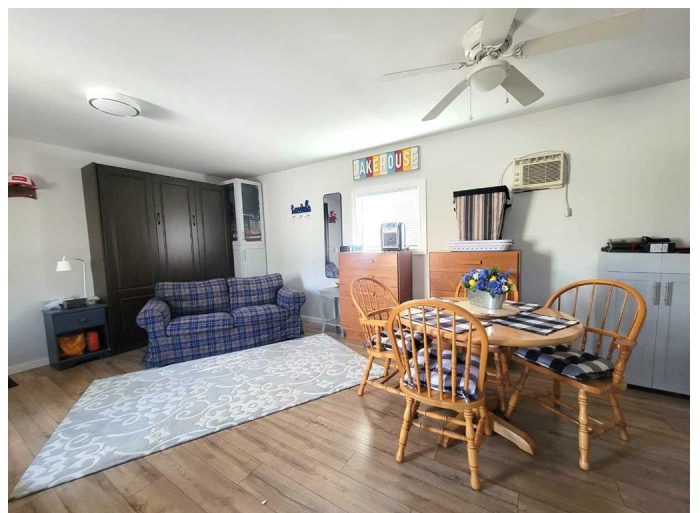
Pickeral Point, Rural Athabasca County, Alberta

Quaint, Affordable and Serene are the 3 words that come to mind to describe this fabulous Skeleton Lake property located in a great subdivision of Pickeral Point. The cabin offers great living space with kitchen area that boasts a fridge, cabinets, countertops and hot water on demand. The separate bunkhouse sleeping corridors offers a private get away with a built in murphy bed with power and separate outhouse . Most of the grunt work has been started for you with a new 100 AMP service, 2200 GAL septic tank in the ground( just needs to be hooked up when your ready) and a WELL are all on the property awaiting to be utilized. Natural gas to the property line. Space heater in main cabin. This property is located within a 2 minute walk out the back yard to the public walk way to the lake and only 1 km away from the boat launch that features a cook house, firepit and picnic tables. If you are looking for a get away to make it your own , YOU will want to check this 3 season property out TODAY!

Built in 2019

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | A2209772  |
| Price     | \$149,000 |
| Bedrooms  | 1         |
| Bathrooms | 0.00      |



|                |               |
|----------------|---------------|
| Square Footage | 305           |
| Acres          | 0.53          |
| Year Built     | 2019          |
| Type           | Residential   |
| Sub-Type       | Recreational  |
| Style          | Cottage/Cabin |
| Status         | Active        |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 315 Debbie Drive       |
| Subdivision | Pickeral Point         |
| City        | Rural Athabasca County |
| County      | Athabasca County       |
| Province    | Alberta                |
| Postal Code | T0A0M0                 |

### Amenities

|                |                             |
|----------------|-----------------------------|
| Parking Spaces | 6                           |
| Parking        | Gravel Driveway, Off Street |
| Waterfront     | Lake, Lake Privileges       |

### Interior

|                   |                                |
|-------------------|--------------------------------|
| Interior Features | No Smoking Home, Vinyl Windows |
| Appliances        | Microwave, Refrigerator        |
| Heating           | Space Heater                   |
| Cooling           | None                           |

### Exterior

|                   |                                                        |
|-------------------|--------------------------------------------------------|
| Exterior Features | Fire Pit, Private Yard, Storage                        |
| Lot Description   | Interior Lot, Lake, Low Maintenance Landscape, Private |
| Roof              | Asphalt Shingle                                        |
| Construction      | Wood Frame, Wood Siding                                |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 11th, 2025 |
| Days on Market | 11               |
| Zoning         | CR1              |

### Listing Details

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