# \$189,000 - 602 & 603, 405 4 Street, Rural Cypress County

MLS® #A2243117

# \$189,000

2 Bedroom, 3.00 Bathroom, 1,248 sqft Residential on 0.00 Acres

Elkwater, Rural Cypress County, Alberta

Vacation Vibes & Income Potential: Your Elkwater Lake Lodge Escape Awaits! Imagine owning your own getaway in the breathtaking Cypress Hills Provincial Parkâ€"where vacation luxury meets smart investment. This walk-out suite at Elkwater Lake Lodge is your ticket to year-round relaxation and reliable revenue.

## Vacation-Ready Comfort:

Unwind in the upper spacious suite that sleeps 4, featuring a king bedroom, a cozy sleeping area in the living room, an eat in kitchen, half bath, and a full bath on 2 glorious levels...or combine it with the lower unit which can accommodate 4 more guests. Step outside for fresh air and gorgeous views, or take advantage of the lodge's swimming pool, restaurant, and housekeepingâ€"all the perks of a resort, none of the hassle.

## Flexible Ownership:

Enjoy up to 120 nights a year per unit for yourself, your family, or your clients. Host memorable getaways, treat your team, or simply relax knowing your unit is generating income when you're not there.

## All-Season Adventure:

Fish, hike, and explore endless trails in the summer, then return for Nordic and downhill skiing at Hidden Valley in the winter. Every season is a reason to visit (and rent out!) your suite.

Effortless Income:







Let the lodge handle bookings, maintenance, and guest services. Earn passive revenue while your property works for youâ€"perfect for business owners seeking a corporate retreat, client perk, or investment with lifestyle benefits.

Ready to Spoil Yourself?

Book a viewing or a weekend stay to experience this unique opportunity firsthand. Reach out for a full financial breakdown and see how this property can be your personal escape and a powerful business assetâ€"all in one!

#### Built in 2011

## **Essential Information**

MLS® # A2243117

Price \$189,000

Bedrooms 2

Bathrooms 3.00

Full Baths 2

Half Baths 1

Square Footage 1,248

Acres 0.00

Year Built 2011

Type Residential
Sub-Type Recreational
Style Cottage/Cabin

Status Active

# **Community Information**

Address 602 & 603, 405 4 Street

Subdivision Elkwater

City Rural Cypress County

County Cypress County

Province Alberta
Postal Code T0J 1C0

# **Amenities**

Amenities Parking, Visitor Parking, Beach Access, Boating, Indoor Pool, Laundry,

Pool, Park, Spa/Hot Tub, Ski Accessible

Utilities Cable Connected, Electricity Connected, Garbage Collection, Natural

Gas Connected, Phone Connected, See Remarks, Water Connected

Parking Spaces 2

Parking Stall
Has Pool Yes

### Interior

Interior Features Built-in Features, Ceiling Fan(s), Granite Counters, No Animal Home, No

Smoking Home, Open Floorplan, See Remarks, High Ceilings,

Recreation Facilities, Separate Entrance, Vaulted Ceiling(s)

Appliances Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Window

Coverings, See Remarks

Heating Forced Air, Natural Gas

Cooling Window Unit(s)

Fireplace Yes # of Fireplaces 2

Fireplaces Gas, Living Room

Has Basement Yes

Basement Finished, See Remarks

# **Exterior**

Exterior Features Barbecue

Lot Description Landscaped, Standard Shaped Lot, Wooded

Roof Asphalt Shingle

Construction Stone, Wood Frame, Composite Siding

Foundation Poured Concrete

## **Additional Information**

Date Listed July 22nd, 2025

Days on Market 10<sup>4</sup>

Zoning PP Provincial Park

HOA Fees Freq. MON

# **Listing Details**

Listing Office CIR REALTY

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