



GRASSROOTS
REALTY GROUP

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19 Ella Mae Crescent Whispering Hills, Alberta

MLS # A2330316



\$525,000

Division:	NONE		
Type:	Residential/House		
Style:	Acreage with Residence, Bungalow		
Size:	1,949 sq.ft.	Age:	1977 (49 yrs old)
Beds:	3	Baths:	2
Garage:	Double Garage Detached, Off Street, RV Access/Parking		
Lot Size:	0.06 Acre		
Lot Feat:	Back Yard, Environmental Reserve, Gentle Sloping, Irregular Lot, Lake, Lawn		

Heating:	Fireplace(s), Forced Air, Natural Gas	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Crawl Space	LLD:	-
Exterior:	Wood Siding	Zoning:	SW
Foundation:	Block	Utilities:	-
Features:	Ceiling Fan(s), Dry Bar, Low Flow Plumbing Fixtures, No Smoking Home, Quartz Counters, Sauna		

Inclusions: Shed , extra refrigerator garage heater Garage door openers, garage door opener control(s)

An extraordinary opportunity to own one of Baptiste lake's most captivating waterfront properties. Offering over 100 feet of natural shoreline, a beautiful sandy beach, and breathtaking panoramic views from nearly every room, this exceptional lakefront retreat is where timeless memories are made. Thoughtfully updated while preserving its warm cabin charm, this home is designed for effortless entertaining and year round enjoyment. The beautifully renovated kitchen serves as the heart of the home, flowing into an inviting living space where a stunning wall of windows frames the ever changing beauty of the lake front. Cozy evenings are made complete by the gas fireplace, while every sunrise and sunset becomes part of your everyday living experience. The spacious layout includes three comfortable bedrooms, two full bathrooms, and a private sauna!! Enjoy your own personal spa after a day spent boating, fishing, swimming, snowmobiling, or simply enjoying the outdoors. A convenient dry bar creates the perfect gathering place for family and friends, while a dedicated storage room keeps everything organized for every season. Significant updates provide peace of mind, including newer roofing, a new furnace, new hot water tank, and several newer windows, flooring, interior doors, paint, many updates allowing you to spend more time enjoying the lifestyle this remarkable property offers. Step outside into your own private waterfront paradise. Towering mature trees create exceptional privacy while beautifully landscaped grounds lead to over 100 feet of spectacular lakefront and an inviting sandy beach. Spend summer days on the water, gather around the firepit beneath the stars, or simply relax with a glass of wine as the sun disappears across the lake. Every detail invites you to slow down and savour the moment. The heated

oversized detached double garage offers exceptional space for vehicles, boats, watercraft, and recreational equipment, while the drilled well provides reliable year-round service, making this property equally suited as a seasonal escape or full-time residence. Whether you're searching for a luxurious family getaway, a year-round waterfront residence, or a legacy property to enjoy for generations, this is a rare offering that truly stands apart. Properties of this calibre with extensive shoreline, a sandy beach, exceptional privacy, thoughtful upgrades, and unforgettable views seldom come to market. This is more than a lakefront cabin. It's a place where lifelong traditions begin, unforgettable sunsets become part of your daily routine, and every season brings a new reason to fall in love with lake living.