



GRASSROOTS
REALTY GROUP

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62 White Pelican Way
Rural Vulcan County, Alberta

MLS # A2344804



\$799,000

Division:	Lake McGregor Country Estates		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,673 sq.ft.	Age:	2026 (0 yrs old)
Beds:	6	Baths:	4
Garage:	Double Garage Attached		
Lot Size:	0.21 Acre		
Lot Feat:	Views		

Heating:	Forced Air, Natural Gas	Water:	Public
Floors:	Carpet, Vinyl Plank	Sewer:	Public Sewer
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Cement Fiber Board	Zoning:	RR
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Open Floorplan		

Inclusions: n/a

Welcome to a truly extraordinary lifestyle opportunity at Lake McGregor Resort! Situated on one of only two remaining lakeview lots, this one-of-a-kind bungalow offers breathtaking, direct views of the lake and a rare, highly sought-after floor plan. Whether you are searching for an idyllic weekend getaway or a permanent four-season sanctuary, this property delivers unparalleled comfort, space, and community charm. The light-filled, open-concept main floor has been designed for seamless entertaining and everyday relaxation. Wide-open living spaces frame expansive views of the water, creating a serene backdrop for every occasion. It's rare to find a bungalow with three spacious bedrooms on the main level, making it perfect for families, hosting guests, or setting up a dedicated home office. Primary Suite is a sanctuary featuring a lavish master ensuite complete with a deep soaker tub, an oversized glass shower, and a double vanity. Rounding out the main floor is a second full bathroom and dedicated main-floor laundry. In addition there is an attached Double Garage which is perfect for keeping vehicles warm during cold winter months or storing your water toys, and bikes for summer adventures. The fully developed illegal walkout basement suite opens up endless possibilities and includes an additional 3 bedrooms, 2 bathrooms and an open concept kitchen. Living at Lake McGregor Resort means enjoying a resort-style lifestyle every single day. The community boasts an incredible array of indoor and outdoor facilities designed for year-round recreation such as an indoor pool, outdoor pool, sauna and hot tub. There is also a large rec room designed for hosting large crowds, a teen room, and a games lounge complete with a pool table.