

**24417 420 Township  
Rural Lacombe County, Alberta**
**MLS # A2222387**

**\$1,070,000**

<b>Division:</b>	NONE	
<b>Type:</b>	Residential/House	
<b>Style:</b>	2 Storey, Acreage with Residence	
<b>Size:</b>	1,831 sq.ft.	<b>Age:</b> 2025 (1 yrs old)
<b>Beds:</b>	5	<b>Baths:</b> 3 full / 1 half
<b>Garage:</b>	220 Volt Wiring, Double Garage Attached, Front Drive, Heated Garage	
<b>Lot Size:</b>	38.00 Acres	
<b>Lot Feat:</b>	Back Yard, Cul-De-Sac, Lake, Many Trees, Private, Sloped Down, Treed, Tri	

<b>Heating:</b>	Central, Forced Air, Heat Pump	<b>Water:</b>	Well
<b>Floors:</b>	Vinyl	<b>Sewer:</b>	Septic Field, Septic Tank
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	32-41-24-W4
<b>Exterior:</b>	ICFs (Insulated Concrete Forms), Vinyl Siding, Wood Frame	<b>Zoning:</b>	Ag
<b>Foundation:</b>	ICF Block	<b>Utilities:</b>	-
<b>Features:</b>	Breakfast Bar, Closet Organizers, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Separate Entrance, Soaking Tub		
<b>Inclusions:</b>	N/A		

Visit REALTOR® website for additional information. Brand-new 2025 custom home by Havana Homes on 38 private acres with 600+ meters of lakefront on Chain Lakes. This 2-storey walk-out offers stunning views from nearly every room, wall-to-wall windows, an open floor plan, and sunsets you'll never forget. Chef's kitchen with Bosch appliances, quartz counters, induction cooktop, and wall oven. Oversized heated garage with mudroom/laundry. 5 beds, 4 baths, plus rec room. Built for efficiency: ICF foundation, triple-pane windows, ground source heat pump, extra insulation, and ultra-low utility bills. Wildlife, natural berries, and world-class pike fishing; this is the ultimate lakefront retreat. Move-in ready 2025!