# \$685,000 - 34 Ravine Drive, Whitecourt

MLS® #A2212287

# \$685,000

5 Bedroom, 3.00 Bathroom, 2,083 sqft Residential on 1.01 Acres

NONE, Whitecourt, Alberta

A rare opportunity to enjoy estate-style livingâ€"right in town. This one-of-a-kind, fully renovated home is situated on a beautifully treed 1-acre ravine lot that offers privacy, serenity, and direct access to parkland. Thoughtfully redesigned in 2009, it combines high-end finishings with full wheelchair accessibility, including wide hallways, a barrier-free layout, and a convenient elevator lift connecting the basement, main floor, and garage.

Inside, you'll find 5 spacious bedrooms plus a dedicated office with a built-in Murphy bed, making it a perfect flexible space for guests or remote work. Vaulted ceilings, skylights, and oversized windows flood the open-concept living areas with natural light. The main kitchen features custom cabinetry, a walk-in pantry, quartz countertops, and a built-in coffee barâ€"while a second full kitchen downstairs adds flexibility for multi-generational living or extended guests.

From hardwood floors to cozy fireplaces, this home is both elegant and functional. Unwind in the hot tub, gather around the firepit, or entertain on the expansive deck surrounded by mature trees. There's ample parking including RV space, and the oversized lot offers unmatched space and privacy for an in-town location.

Whether you're looking for wheelchair





accessibility, multi-family potential, or simply a peaceful retreat without leaving townâ€"this property delivers.

#### Built in 1988

# **Essential Information**

MLS® # A2212287
Price \$685,000

Bedrooms 5
Bathrooms 3.00
Full Baths 3

Square Footage 2,083 Acres 1.01 Year Built 1988

Type Residential
Sub-Type Detached
Style Bungalow
Status Active

# **Community Information**

Address 34 Ravine Drive

Subdivision NONE

City Whitecourt

County Woodlands County

Province Alberta
Postal Code T7S1H5

#### **Amenities**

Utilities Electricity Connected, Natural Gas Connected, Sewer Connected, Water

Connected

Parking Spaces 6

Parking Concrete Driveway, Double Garage Attached, RV Access/Parking

# of Garages 2

#### Interior

Interior Features Built-in Features, Central Vacuum, High Ceilings, No Smoking Home,

Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Storage, Walk-In Closet(s), Ceiling Fan(s), Elevator, Skylight(s), Vaulted

Ceiling(s)

Appliances Central Air Conditioner, Dis

Washer/Dryer, Stove(s)

Heating Forced Air, Natural Gas

Cooling None Fireplace Yes

# of Fireplaces 2

Fireplaces Basement, Gas, Mantle, Fam

Has Basement Yes

Basement Finished, Full, Exterior Entry,



## **Exterior**

Exterior Features Fire Pit, Private Yard, Storage

Lot Description Cul-De-Sac, Front Yard, Fruit Trees/Shrub(s), Landscaped, Lawn,

Treed, Backs on to Park/Green Space, Level, Pie Shaped Lot, Private

Roof Asphalt Shingle

Construction Concrete, Wood Frame, Vinyl Siding Foundation Poured Concrete, Combination, Wood

#### **Additional Information**

Date Listed April 15th, 2025

Days on Market 112

Zoning R-ER Estate Residential

## **Listing Details**

Listing Office RE/MAX ADVANTAGE (WHITECOURT)

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