

\$299,900 - 37 (31) Golden Sands Drive (golden Nodding), Rural Athabasca County

MLS® #E4464324

\$299,900

0 Bedroom, 0.00 Bathroom,
Rural on 0.58 Acres

Golden Nodding Acres, Rural Athabasca
County, AB

NORTH BUCK LAKE - GOLDEN NODDING!

Enjoy lake life on this beautiful 0.5+ acre property just steps from North Buck Lake beach & boatlaunch! A manufactured trailer home serves as a cozy 3-season cabin with large addition and covered deck *NEW ROOF*. Can all be moved if youâ€™d like to build your dream lake retreat on the hillside. Featuring 2 bedrooms + loft bed, large living room w/ wood stove, kitchen area, enclosed porch, and outdoor bathroom with shower & sink. Outside offers a covered deck, nice brick firepit area w/ shelter, wood sheds, a huge double garage w/concrete floor, and 2 campers w/ power hookups for guests. Underground power to all, with a power pedestal for future projects. Public beach, boat launch & park in summer. This is a great area for recreation, quadding, hunting and more.. you can start the wood stove and have a great day of sledding, and come back to the warm cozy cabin for a drink. Don't miss out on your opportunity to own lake getaway that offers versatility for your future plans.



Essential Information

MLS® # E4464324

Price	\$299,900
Lease Rate	\$38
Bathrooms	0.00
Acres	0.58
Type	Rural
Sub-Type	Vacant Lot/Land
Status	Active

Community Information

Address	37 (31) Golden Sands Drive (golden Nodding)
Area	Rural Athabasca County
Subdivision	Golden Nodding Acres
City	Rural Athabasca County
County	ALBERTA
Province	AB
Postal Code	T0A 0M0

Exterior

Exterior Features	Boating, Golf Nearby, Hillside, Picnic Area, Playground Nearby, Recreation Use, Schools, Shopping Nearby, Ski Hill Nearby, Treed Lot, See Remarks
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Additional Information

Date Listed	October 31st, 2025
Days on Market	13
Zoning	Zone 60

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Listing information last updated on November 13th, 2025 at 5:02pm MST