

# \$789,900 - 602 Pheasant Close, Pelican Point

MLS® #A2235510

**\$789,900**

3 Bedroom, 3.00 Bathroom, 3,162 sqft

Residential on 0.71 Acres

Pelican Point\_CAMR, Pelican Point, Alberta

Family-Friendly Lakeside Retreat on Buffalo Lake

It's Summer on the Lake! Bring the family and get ready to kick back and enjoy! Nestled on the shores of beautiful Buffalo Lake, this warm and inviting home is designed for families who thrive in the outdoors. From the moment you arrive, you'll feel the pace slow and the fun begin—whether it's morning paddles on the lake, afternoons at the nearby beach, or evening bonfires under the stars.

With lake views from nearly every room, this home brings nature in at every turn. The upper-level Great Room is the heart of the home, where vaulted ceilings and oversized windows flood the space with natural light and showcase stunning views of the water and surrounding forest. It's the perfect spot for family game nights, movie marathons, or cozying up after a day on the water.

The open-concept kitchen features handcrafted oak cabinetry, a walk-in pantry, and a gas fireplace—ideal for casual family meals or entertaining friends. The spacious primary suite includes a skylight, four-piece en-suite with dual vanities, walk-in closet, and private deck access overlooking the lake—a peaceful retreat after a fun-filled day.

Another generous room, currently used as an office, was originally designed as a bedroom



with its own fireplace and walk-in closetâ€”offering flexible space for guests or teens. On the main level, in-floor heating keeps things comfortable year-round, and the layout flows out to a covered and screened in patio thatâ€™s perfect for outdoor dining, games, or relaxing in the shade.

Whether youâ€™re chasing the sun on the back deck or cooling off on the front one, outdoor living is easy here. A oversized heated double garage keeps gear ready to goâ€”bikes, paddleboards, kayaksâ€”so you can explore nearby nature trails, hit the beach, or walk to the playground and marina just minutes away.

This home is more than just a cottageâ€”itâ€™s where family memories are made. Swim, fish, explore, laugh, unwind. At Buffalo Lake, summer days are packed with adventure, and every night ends with a satisfied smile and sandy feet.

Built in 2007

**Essential Information**

MLS® #	A2235510
Price	\$789,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	3,162
Acres	0.71
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	2 Storey, Acreage with Residence
Status	Active

**Community Information**

Address	602 Pheasant Close
Subdivision	Pelican Point_CAMR
City	Pelican Point
County	Camrose County
Province	Alberta
Postal Code	T0B 0H0

### **Amenities**

Parking Spaces	6
Parking	Double Garage Attached, Garage Door Opener, Heated Garage, Oversized, See Remarks
# of Garages	2
Is Waterfront	Yes
Waterfront	See Remarks, Lake Front, Waterfront

### **Interior**

Interior Features	Bookcases, Breakfast Bar, Built-in Features, Ceiling Fan(s), Closet Organizers, Double Vanity, High Ceilings, Natural Woodwork, Pantry, See Remarks, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Refrigerator, Trash Compactor, Washer
Heating	In Floor, Fireplace(s), Forced Air, Natural Gas
Cooling	Rough-In
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Gas, Living Room, Mantle, Stone, Tile
Basement	None

### **Exterior**

Exterior Features	Balcony, BBQ gas line
Lot Description	See Remarks, Treed, Views, Wetlands, Waterfront
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Poured Concrete, Slab

### **Additional Information**

Date Listed	June 28th, 2025
Days on Market	73
Zoning	LR

**Listing Details**

Listing Office                      Sotheby's International Realty Canada

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