

\$899,900

2800 DESERT LAKE RD

3+1 BEDROOM - 3 BATHROOM

Custom-built ICF home set on a private 11-acre paradise with groomed trails, mature trees, abundant wildlife, and exceptional energy efficiency. The open-concept design features hardwood and tile flooring, a custom kitchen with granite countertops, heated bathroom floors, and a newly finished walkout basement. Enjoy an oversized drive-through garage, extensive recent updates, and a peaceful setting just minutes from Desert Lake and 15 minutes to Verona's amenities.

FEATURES DETAILS

- ✓ Walk Out Basement
- ✓ Granite Counters
- ✓ New Central Air
- ✓ 11.2 Acres with trails
- ✓ ICF to the trusses
- ✓ Stainless Steel Appliances



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FEATURES DETAILS & UPDATES

- New Dual Stage 2 Ton Lennox A/C in 2025 with 5 year warranty
- New Bosch Dishwasher in 2025 with extended 5 year warranty
- New Stove in 2022 with extended 5 year warranty
- Washer/Dryer warranty until 2027
- Freshly graded driveway 2025
- New fireplace in Living Room and Basement 2021
- Newly finished basement with walkout
- Lower level and main floor bathroom have heated floors
- Hardwood and Tile through the main level - upgraded carpet with thick under pad in lower level
- Custom kitchen with Granite counters
- Spa inspired baths with oversized soaker tub
- R50 insulation in attic, R20 garage walls and R12 Garage doors
- Radon Mitigation system (2019)
- ADT Alarm system with smoke detection - remote capacity with app (Telus)
- Oversized Double car garage with three bays & drive through (Ideal for for three vehicles or boat/ATV/Tractor)
- ICF Foundation and main floor walls (superior energy efficiency, structural strength, durability, comfort, and noise reduction)
- Hardwired Internet and Satellite connections
- Groomed nature trails and private pond
- Propane BBQ connection on back deck
- Desert Lake Beach and Boat ramp just minutes away

Taxes \$4261.10 Annually (2026) \$355.10/Month

Average Hydro \$252/month (equal billing)

Average Propane \$288/Month (plus tank rentals \$146.90/yr)

Internet \$118.07/Month (Xplore 5G with 500 US/CAN phone minutes)

Information is to the best of the Sellers knowledge and should be verified by the Buyer.



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