# \$775,000 - 52457 Rge Rd 215, Rural Strathcona County

MLS® #E4431965

### \$775,000

4 Bedroom, 2.00 Bathroom, 1,316 sqft Rural on 5.39 Acres

None, Rural Strathcona County, AB

Lovely family home on 5.39 acres, not in a subdivision, & only 7 miles east of Sherwood Park on Wye Rd! This exceptionally well kept home boasts over 2300sqft of living space, 4 total bedrooms, fully finished basement, attached, insulated 23x26 garage, 250sqft sunroom plus a huge heated and insulated 60x30 quonset with 16x12ft door and concrete floor. Home is in great shape, well insulated and has a metal roof, vinyl windows and siding. Enjoy the huge breezeway with tall vaulted ceiling & concrete floor. There's 2 beds upstairs, an island kitchen, Large formal DR open onto spacious LR with extended bay window plus Main floor laundry! Basement is fully finished with 2 bedrooms, 3 pc bathroom plus slate tile flooring & wood burning stove in family room. Outside is an acreage lovers dream with a huge garden and lots of trees for privacy.

Built in 1970

#### **Essential Information**

MLS® # E4431965 Price \$775,000

Bedrooms 4

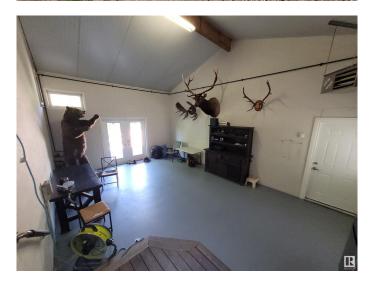
Bathrooms 2.00

Full Baths 2

Square Footage 1,316







Acres 5.39 Year Built 1970 Type Rural

Sub-Type Detached Single Family

Style Bungalow

Status Active

# **Community Information**

Address 52457 Rge Rd 215

Area Rural Strathcona County

Subdivision None

City Rural Strathcona County

County ALBERTA

Province AB

Postal Code T8E 2J3

#### **Amenities**

Features R.V. Storage, Vinyl Windows

Parking Spaces 100

## Interior

Heating Forced Air-1, Natural Gas

Fireplace Yes Stories 2

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood

Exterior Features Flat Site, Golf Nearby, See Remarks

Construction Wood

Foundation Concrete Perimeter

#### **Additional Information**

Date Listed April 21st, 2025

Days on Market 6

Zoning Zone 25

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Listing information last updated on April 27th, 2025 at 8:47am MDT