

## **\$2,599,000 - 50 Pinnacle Way, Rural Sturgeon County**

MLS® #E4429096

**\$2,599,000**

4 Bedroom, 4.50 Bathroom, 2,753 sqft

Rural on 0.56 Acres

Pinnacle Ridge Estates, Rural Sturgeon County, AB

Custom-built 4-bedroom in desirable Pinnacle Ridge Estates 5,550 sq ft of opulent contemporary living space. 850 sq ft covered balcony that overlooks the picturesque Sturgeon River. Primary suite featuring a spacious walk-in closet and a lavish ensuite with an extraordinary steam shower and dressing area. The chef's kitchen, with its central island and dining nook, is adorned with granite countertops and high-end appliances, capturing the morning sun perfectly. Formal dining room with impressive 10ft ceiling. Distinguished home office & wet bar further enhance the main level. Lower level features three bedrooms, family room with a bar, and a wine room. Garage boasts a dream 7-bay fully finished space with 12 ft ceilings, as well as a separate under 4 bay garage. In-floor heating throughout the house and garage, Outdoor amenities include a serene pond, a cozy firepit, and an underground sprinkler system. This property truly encompasses luxury living at its finest and is a must-see for discerning buyers!

Built in 2013

### **Essential Information**

MLS® #	E4429096
Price	\$2,599,000



Bedrooms	4
Bathrooms	4.50
Full Baths	3
Half Baths	3
Square Footage	2,753
Acres	0.56
Year Built	2013
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	50 Pinnacle Way
Area	Rural Sturgeon County
Subdivision	Pinnacle Ridge Estates
City	Rural Sturgeon County
County	ALBERTA
Province	AB
Postal Code	T8T 0B5

### Amenities

Features	Air Conditioner, Bar, Ceiling 10 ft., Ceiling 9 ft., Closet Organizers, No Smoking Home, R.V. Storage, Walkout Basement, Wet Bar, See Remarks
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### Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, In Floor Heat System, Natural Gas
Fireplace	Yes
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood
Exterior Features	Landscaped, No Through Road, Park/Reserve, Private Setting, River Valley View, River View, See Remarks
Construction	Wood

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      April 4th, 2025  
Days on Market                26  
Zoning                              Zone 60  
HOA Fees                         700  
HOA Fees Freq.                Annually

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