

Courtesy Of Erin Mulkay Of Sable Realty

\$1,110,000 - 52514 Rge Road 223, Rural Strathcona County

MLS® #E4438175

\$1,110,000

5 Bedroom, 3.50 Bathroom, 2,514 sqft

Rural on 4.50 Acres

Colonel Younger Estates, Rural Strathcona County, AB

Welcome to this stunning 5-bedroom, 3.5-bathroom home nestled on a spacious 4.5-acre lot, just minutes from Sherwood Park for added convenience. This property boasts a large yard with a water fountain, hot tub shelter, and fenced in horse pasture. Recent window upgrades enhance energy efficiency, while the cedar shake roof provides longevity and durability. Enjoy the luxury of a heated triple car attached garage, along with a 30x60 heated quonsetâ€”perfect for additional storage or a workshop. The walkout basement has been refreshed with brand new carpeting, offering a cozy area for family gatherings or extra living space. Basement is plumbed and wired for a full kitchen as well as roughed in for a 1/2 bath. You'll also find a bar areaâ€”perfect for hosting gatherings and entertaining guests. The home also includes a reliable natural gas generac generator for added convenience. Don't miss out on the chance to make this versatile and beautifully maintained property your own!

Built in 1989

Essential Information

MLS® #

E4438175



Price	\$1,110,000
Bedrooms	5
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,514
Acres	4.50
Year Built	1989
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	52514 Rge Road 223
Area	Rural Strathcona County
Subdivision	Colonel Younger Estates
City	Rural Strathcona County
County	ALBERTA
Province	AB
Postal Code	T8A 4R5

Amenities

Features	Deck, Walkout Basement
----------	------------------------

Interior

Interior Features	ensuite bathroom
Heating	Forced Air-2, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood
Exterior Features	Landscaped, See Remarks
Construction	Wood
Foundation	Concrete Perimeter

Additional Information

Date Listed May 23rd, 2025

Days on Market 24

Zoning Zone 80

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 16th, 2025 at 6:47am MDT