



Rural Strathcona County Alberta

\$615,000

Here's your chance to own a home that backs, & fronts, onto the Northern Bear Golf course! Located in peaceful, green surroundings just 20 minutes drive from Sherwood Park. A gated community with paved lane access to the course: 30 seconds! This bungalow, with walkout basement, is a former showhome with loads of extras. The main floor has cathedral ceilings, hardwood floors, patio doors from living area that open to a covered deck with views to hole #9. There's a well equipped kitchen with big granite counters and breakfast bar. Large primary bedroom has full ensuite, & door to deck. At the front entrance is an open flex room. Laundry on main fl. Fully finished basement with 9' ceilings has home theatre with 2 tiered seating; sound proofed. A full kitchen: 3 bar fridges, dishwasher: part of the impressive rec room. Second large bedroom with doors to the patio, a bathroom with steam shower. Interior was repainted 2023. New furnace 2024, AC, gas BBQ hook up. Monthly fee \$150 covers lawn & snow removal. (id:6769)

Bedroom 2 4.45 m X 4.05 m

Recreation room 5.7 m X 8.1 m

Media 4.48 m X 6.24 m

Living room 5.91 m X 4.15 m

Dining room Measurements not available

Kitchen 6.81 m X 5.02 m

Den 3.64 m X 2.81 m

Primary Bedroom 4.58 m X 4.7 m

Listing Presented By:



Originally Listed by:
RE/MAX Elite

<http://www.deniserout.com/>



Royal

LePage

#4002 - 2271 Harvey Ave ,
Kelowna, BC,

Phone: (250) 860-1100
lorneayers@royallepage.ca

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.