



## 52328 RGE ROAD 233 471 Rural Strathcona County AB

\$1,797,000

Welcome to your tranquil escape, the exclusive community of Balmoral Heights! This one of a kind custom built walkout bungalow was masterfully created by Avanti Homes and is beautifully situated in this prestigious community located on the outskirts of Sherwood Park. Some of the luxury features of this home are rich hardwood floors, coffered ceilings, custom cabinetry, a gourmet kitchen with granite countertops and full-height upper cabinetry, expansive west-facing windows for natural light, and skyline views of Downtown Edmonton. This stunning home offers an indoor BBQ entertainment room, a massive basement with in-floor heating, an exercise room, a 4 vehicle garage with in-floor heating, RV parking with 30amp power and a sewer connection, metal roofing, artificial turf, expansive storage rooms, and easy access to some of the many walking trails this amazing community has to offer. Spanning approximately 6,000 sqft of living & storage areas, this home is sure to impress. Some photos are virtually staged.

Listing Presented By:



Originally Listed by:  
RIGHT Real Estate

troy@rightrealestate.ca  
<https://www.rightrealestate.ca>



**RE/MAX Real Estate**

129 Mountain Ash Drive ,  
Wetaskiwin, AB,

Phone: 780-361-9215  
rsplant@telus.net