



Rural Strathcona County Alberta

\$899,800

So many possibilities with this nearly 14 acre property boasting a spring-fed private 2.48 acre pond, 2750 sqft new shop with commercial overhead door & 240v power and heat & water - suitable for home based business, small church etc. Home itself has not been updated but is 1528 sqft above grade with a walkout basement. Garage has been converted to an office for the dog kennel business on site. Dog kennel license stays with the property so new owners can also run this business off the property if they choose! This acreage is directly adjacent to the new communities of Hearthstone & Cambrian and only 5 minutes to Sherwood Park. Cross-fenced, mature property, so many opportunities to live and run a business while being minutes to shopping and city life. (id:6769)

Family room 6.7 m X 4.06 m

Den 4.06 m X 4.6 m

Bedroom 3 3.38 m X 3.24 m

Bedroom 4 6.19 m X 3.5 m

Laundry room 3.19 m X 2.26 m

Living room 7.47 m X 5.29 m

Dining room 2.79 m X 3.23 m

Kitchen 4.34 m X 3.11 m

Primary Bedroom 3.5 m X 6.46 m

Bedroom 2 3.27 m X 3.08 m

Breakfast 5.55 m X 3.47 m

Listing Presented By:



Originally Listed by:
RE/MAX Excellence



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