



Rural Sturgeon County Alberta

\$339,500

Discover a rare opportunity to own 9.43 acres backing onto both the North Saskatchewan River and the Sturgeon River! Offering incredible privacy, mature trees, and breathtaking river valley views, this one-of-a-kind property is the perfect setting to build your dream home, place a modular home, or enjoy as a year-round recreational retreat. The property is fully serviced with 110/220 power, natural gas to the oversized garage, and a drilled well supplying water to multiple locations—ideal for gardening or future development. The oversized garage features 220 power and an in-floor heating system (sold as is). Located less than 10 miles from Fort Saskatchewan and Edmonton city limits, you'll enjoy peaceful country living with convenient access to city amenities. A truly exceptional property with endless possibilities! (id:6769)

Listing Presented By:



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