



## Rural Strathcona County Alberta

\$1,650,000

Rare opportunity to own a beautiful 3 acre property in Strathcona, Sherwood Park proper! This well maintained 2 storey home has much to offer including 2 primary bedrooms, hardwood flooring throughout main, spacious kitchen and formal dining area. Upstairs is 3 huge bedrooms, 3 bathrooms plus a Den, Greatroom. The basement is fully finished including a rec room bedroom and full bathroom. This property boasts some great outbuildings including a 60x30 heated shop and a paved enclosed Quonset. There is also a second dwelling on the property great for family. The septic tanks and field and the cistern have both been replaced within the last 7 years. This is truly a unique one of a kind property in the ultimate location in Sherwood Park! (id:6769)

Family room 5.35 m X 4.94 m

Bedroom 4 4.94 m X 4.22 m

Living room 4.38 m X 6.17 m

Dining room 4.38 m X 5.68 m

Kitchen 4.1 m X 6.02 m

Den 4.85 m X 3.46 m

Primary Bedroom 5.28 m X 4.97 m

Bedroom 2 5.75 m X 5.18 m

Bedroom 3 6.51 m X 4.64 m

Listing Presented By:



Originally Listed by:  
Royal LePage Prestige Realty

<http://www.simplydbest.ca/>



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
[ahmadsai@remax.net](mailto:ahmadsai@remax.net)

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.