



Rural Strathcona County Alberta

\$1,300,000

Set on a beautifully treed 3.98-acre parcel just minutes from Sherwood Park with quick access to Anthony Henday Drive, this exceptional acreage offers a rare blend of luxury, recreation, and privacy, with municipal reserve on two sides. A scenic walking trail winds the perimeter and connects to trails in the municipal reserve. Inside, a curved staircase and open catwalk overlook the grand foyer and living room anchored by a double-sided wood-burning fireplace. The main floor primary suite features dual walk-in closets and a spa-inspired ensuite with in-floor heat, soaker tub, and steam shower. The kitchen offers white cabinetry, granite waterfall counters, stainless steel appliances, bar fridge, and a bright nook. The dining area opens to a south-facing maintenance-free deck. Upstairs has two bedrooms and a full bath. The finished basement includes a rec room, wet bar, office, and bedroom. Outdoors, enjoy a private pond with beach, tennis court, putting green, fire pit, waterfall, and hot tub retreat. (id:6769)

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|---|---|
| Bedroom 4 4.66 m x Measurements not available | Kitchen 4.04 m x Measurements not available |
| Recreation room 4.86 m x Measurements not available | Primary Bedroom 4.89 m x Measurements not available |
| Games room 4.05 m x Measurements not available | Laundry room 5.37 m x Measurements not available |
| Utility room 4.66 m x Measurements not available | Breakfast 3.27 m x Measurements not available |
| Office 3.96 m X 3.01 m | Bedroom 2 4.18 m x Measurements not available |
| Living room 5.37 m x Measurements not available | Bedroom 3 4.17 m x Measurements not available |
| Dining room 4.02 m x Measurements not available | |

Listing Presented By:



Originally Listed by:
Century 21 Leading

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



RE/MAX River City

13120 St Albert Trail NW,
Edmonton, AB, T5L4P6

Phone: 780-982-1119
ahmadsai@remax.net

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