



13 Benjamin Road Rural Sturgeon County AB

\$629,900

Looking for a HORSE PROPERTY on Pavement w/Municipal WATER!!! This 1420 SqFt 3+1 Bedroom Bungalow w/WALKOUT basement situated on 4.59 rolling acres backing reserve that leads to the river. Features include Oak Country Kitchen, double wall oven, Cooktop, plenty of counter space, 2 wood burning fireplaces to cozy up after that winter ride. Primary bedroom on the main w/2pce ensuite, in addition there are 2 junior bedrooms & renovated 4 pce bathroom. You even have main floor laundry/mud room w/exterior access. There is access to oversized double garage through the breezeway. The 22x35 sqft heated Quonset with 220v & brand new overhead door, ideal to store all the toys you'll need. Bring the horses! There is a 2 STALL BARN & OUTDOOR RIDING ARENA. Property Features newer : Windows, doors, trim, furnace, bathrooms, shingles, septic tank, garage doors and much more. Basement is partially finished with 4th bedroom, familyroom, Bathroom rough-in & storage. Just move in & enjoy all that country life has to offer!

Listing Presented By:



Originally Listed by:
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