



## Rural Strathcona County Alberta

\$949,900

Located adjacent to Ardrossan, this beautifully appointed custom Tudor 2 storey is located on 3.18 acres. 5 spacious bedrooms upstairs with gleaming hardwood floors, 5 bathrooms & F.F. basement offering 3302 sq.ft. Upon entry you are greeted with a spacious foyer & curved staircase with French doors leading to formal L.R & D.R. The kitchen offers lots of cupboards, pantry, island, granite countertops, brand new fridge, oven & dishwasher. The F.R. is spacious c/w custom bookshelves, wood burning F/P & doors leading to the deck. Main floor laundry, 2pc. & 3pc bath plus den finish this level. The basement has a second kitchen c/w fridge, stove & microwave. Large R.R, theater room, wine room lots of storage & 2pc bath. Double attached oversized heated garage (27.5' x 25'). The grounds are manicured & surrounded with mature Evergreen trees. The backyard offers a Koi pond, 2 sheds, barn, firepit, and play centre. Upgrades include septic system, well, flooring & water tank. Pride of ownership throughout. (id:6769)

Living room 6.12 m X 4.28 m

Dining room 4.13 m X 4.28 m

Kitchen 4.17 m X 4.04 m

Family room 4.74 m X 7.66 m

Den 3.6 m X 3.67 m

Primary Bedroom 4.06 m X 5.24 m

Bedroom 2 2.88 m X 5.39 m

Bedroom 3 3.08 m X 4.32 m

Bedroom 4 3.96 m X 4.05 m

Bedroom 5 4.52 m X 7.3 m

Listing Presented By:



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**RE/MAX ELITE**

**RE/MAX Elite**

Phone: 780-406-4000

Fax:

[executive@eliterealestate.ca](mailto:executive@eliterealestate.ca)