



## 25012 STURGEON Road 21B Rural Sturgeon County AB

\$3,750,000

Reminiscent of the stone farmhouses of Burgundy France, experience elegant modern living paired w/ historical charm & exquisite European influence in a private, picturesque setting w/ this one-of-a-kind, executive estate bungalow, nestled on two meticulously landscaped acres in Sturgeon County, mere minutes from both Edmonton & St. Albert. Crafted by Heredity Homes & designed by Nadia Li of Go For Decor, this home blends historical charm w/ modern comfort. Exterior features include natural stone walls & Douglas Fir beams, while inside, smoked white oak floors, wrought iron details, & Belgian linen window treatments create a luxurious ambiance. A centerpiece wood-burning fireplace & vaulted ceilings add grandeur, complemented by a gourmet kitchen w/ Lacanche oven & Miele appliances. The primary suite offers a private deck & spa-like ensuite, while the finished basement feat. 2 bedrooms, sauna, media room, gym, & wet bar. Outside, a carriage house w/ living space & expansive views completes this property.

Listing Presented By:



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