Rural Sturgeon County Alberta

$2,249,990

Experience the perfect blend of productive farmland and peaceful country living on this exceptional 80-acre property. Featuring top-grade soil ideal for canola/wheat, this remarkable acreage is complemented by a stunning private oasis of mature trees, lush lawns and beautiful landscaping. The 1,681 sq. ft. bungalow offers 4 bedrooms, two 4-piece baths, vaulted cedar ceilings, laminate flooring, cozy carpet, stainless steel appliances, abundant cabinetry and ample counter space. Enjoy your morning coffee on the spacious deck overlooking your own private oasis while taking in the peace, quiet and the beauty of country living. The property also features a heated detached TRIPLE garage, two 2,376 sq. ft. SHOPS with 14' overhead doors, FIVE grain silos, a hillside root cellar and additional storage buildings. A drilled well completed 10 years ago and a well-maintained septic system provide peace of mind. Ideally located minutes from Edmonton, Fort Saskatchewan and Gibbons. (id:6769)

Living room 15'10" x 24'
Dining room 11'8 x 13'5
Kitchen 11'8 x 13'5
Family room Measurements not available
Primary Bedroom 15'3 x 11'2

Bedroom 2 10'2" x 8'7
Bedroom 3 10'1" x 8'6
Bedroom 4 12'7" x 5'5
Mud room 9'8" x 17'4
Utility room 6' x 6'2

Listing Presented By:

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