

# **\$1,150,000 - 181 51309 Rge Road 225, Rural Strathcona County**

MLS® #E4433445

**\$1,150,000**

6 Bedroom, 5.00 Bathroom, 3,380 sqft

Rural on 3.68 Acres

Best Estates, Rural Strathcona County, AB

**CUSTOM BUILT ORIGINAL OWNER! SELF CONTAINED IN-LAW SUITE w/ OVERSIZED TRIPLE GARAGE! ICF FOUNDATION!**

Modern open concept BUILT IN 2010 boasting over 4500 sq ft of FULLY FINISHED LUXURY!

Chefs kitchen with large island + coffee bar, WALK-THRU PANTRY from garage entry, MAIN FLOOR & 2ND FLOOR LAUNDRY!

Welcoming entry with COVERED VERANDA, composite deck w/aluminum railing, spacious MUDROOM and MAIN FLOOR BEDROOM w/ WIC. 4 more LARGE BEDROOMS on the upper level, complete w/5pc primary ensuite.

Nanny suite w/private exterior entrance & new 3pc bath. Finished basement w/THEATRE ROOM+STAGE SEATING, 4pc bathroom, another full bedroom, and fitness room! 8' garage door height w/high ceilings.

TANKLESS HOT WATER! LARGE 3200 gallon cistern for CITY WATER+4-stage septic TREATMENT PLANT! Enjoy the outdoors in your nicely treed property + FIREPIT, tractor shed, exterior composite deck w/ gas BBQ, and PAVEMENT ALL THE WAY. Around the corner from Belvedere Golf Course, and only minutes to Sherwood Park and South Edmonton.

Built in 2010



## Essential Information

MLS® #	E4433445
Price	\$1,150,000
Bedrooms	6
Bathrooms	5.00
Full Baths	5
Square Footage	3,380
Acres	3.68
Year Built	2010
Type	Rural
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

## Community Information

Address	181 51309 Rge Road 225
Area	Rural Strathcona County
Subdivision	Best Estates
City	Rural Strathcona County
County	ALBERTA
Province	AB
Postal Code	T8C 1H5

## Amenities

Features	Air Conditioner, Ceiling 9 ft., Deck, Exterior Walls- 2"x6", Hot Water Tankless, No Smoking Home, R.V. Storage, Vinyl Windows, Natural Gas BBQ Hookup
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## Interior

Interior Features	ensuite bathroom
Heating	Forced Air-2, Natural Gas
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

## Exterior

Exterior	Wood
Exterior Features	Flat Site, Golf Nearby, Landscaped, Level Land, Schools, Shopping

	Nearby, Treed Lot
Construction	Wood
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	April 30th, 2025
Days on Market	1
Zoning	Zone 80

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Listing information last updated on May 1st, 2025 at 11:18am MDT