

Courtesy Of Lisa Hewitt Of NOW Real Estate Group

\$825,000 - 57119 Rge Rd 241, Rural Sturgeon County

MLS® #E4463832

\$825,000

2 Bedroom, 2.00 Bathroom, 942 sqft

Rural on 153.14 Acres

None, Rural Sturgeon County, AB

Experience Country Living & Business Potential on this private setting, 153 Acre parcel located just 30 min from Edmonton, St. Albert & Fort Sask. This prime property offers 58 acres of cultivatable land, a MASSIVE, 10 000 sqft SHOP, and a well-kept, 2 bed, 2 bath, 942 sqft, Modular Home. Zoned AG, this property is ideal for Agriculture, Investment or Business use. The packed gravel driveway leads to the concrete apron of the impressive SHOP which offers 3 well-lit Bays w/ 12, 14 & 16 ft automatic doors, floor drains, 200 amp electrical service (3 panels), radiant & forced air heating, and a total of 5000 gal cistern water supply. The Shop is ideally equipped w/ a 3-pc Washroom w/ Shower, a Lunchroom/Boardroom. The upper floor features the Kitchen & Office Area, complimented by working counter space, sink, ample storage & cupboards. The Third Bay of the shop has a Welding Area adorned w/ metal panels & sufficient electrical and Mezzanine above. This property is also equipped w/ a Cell Phone Booster.

Built in 2010

Essential Information

MLS® # E4463832

Price \$825,000



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	942
Acres	153.14
Year Built	2010
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	57119 Rge Rd 241
Area	Rural Sturgeon County
Subdivision	None
City	Rural Sturgeon County
County	ALBERTA
Province	AB
Postal Code	T0A 0K1

Amenities

Features	Deck, Detectors Smoke, No Animal Home, No Smoking Home, R.V. Storage, Vinyl Windows
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Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Modular
Exterior Features	Golf Nearby, Level Land, Not Fenced, Private Setting, Treed Lot
Construction	Modular
Foundation	Block

Additional Information

Date Listed	October 28th, 2025
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Days on Market 3

Zoning Zone 60

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Listing information last updated on October 31st, 2025 at 10:47am MDT