

# **\$1,150,000 - 194 52328 Hwy 21, Rural Strathcona County**

MLS® #E4460769

**\$1,150,000**

5 Bedroom, 3.50 Bathroom, 2,672 sqft

Rural on 3.06 Acres

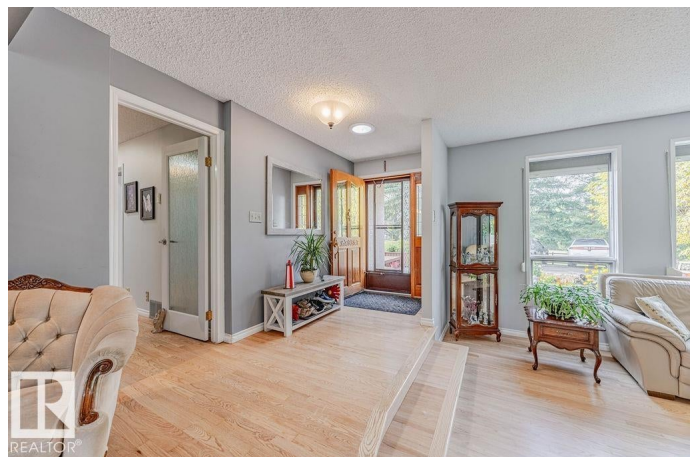
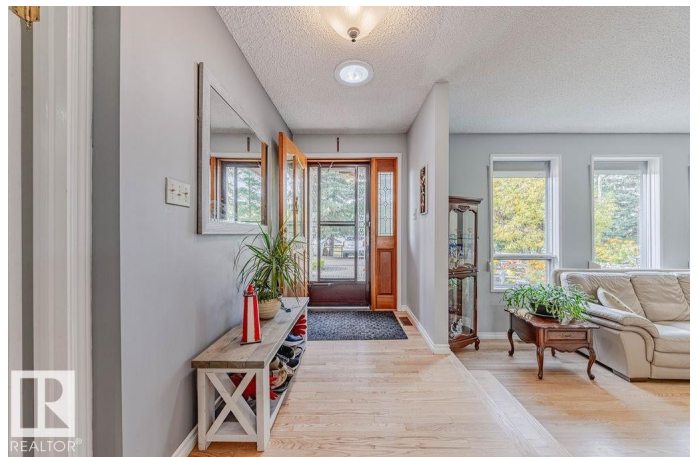
Country Club Estates (Strathcona), Rural Strathcona County, AB

Beauty and tranquility abound in this lovely acreage situated virtually in sherwood park. Enjoy country living with every amenity only a heartbeat away. Plus convenient access to Whitemud, HWY 21, Anthony Henday and Yellowhead all just minutes away. Enjoy a unique and versatile home that accommodates multiple family needs with in-law and/or guest suite possibilities. This open concept bungalow features hardwood floors, wood burning stoves, sunroom, finished basement and more. Upgrades over the years: 900SF addition and new furnaces 2012, HWT 2018, Shingles 2025, new field 2021 and up to date treatment plant, city water installation 2015 plus original well still functional. Mature fruit trees, flower beds and garden space; this acreage has it all!

Built in 1979

## **Essential Information**

|            |             |
|------------|-------------|
| MLS® #     | E4460769    |
| Price      | \$1,150,000 |
| Bedrooms   | 5           |
| Bathrooms  | 3.50        |
| Full Baths | 3           |
| Half Baths | 1           |



|                |                        |
|----------------|------------------------|
| Square Footage | 2,672                  |
| Acres          | 3.06                   |
| Year Built     | 1979                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                                   |
|-------------|-----------------------------------|
| Address     | 194 52328 Hwy 21                  |
| Area        | Rural Strathcona County           |
| Subdivision | Country Club Estates (Strathcona) |
| City        | Rural Strathcona County           |
| County      | ALBERTA                           |
| Province    | AB                                |
| Postal Code | T8B 1J9                           |

### Amenities

|          |                                                                                                                                |
|----------|--------------------------------------------------------------------------------------------------------------------------------|
| Features | Deck, Dog Run-Fenced In, Front Porch, Greenhouse, Guest Suite, Hot Tub, No Smoking Home, Parking-Extra, R.V. Storage, Skylight |
|----------|--------------------------------------------------------------------------------------------------------------------------------|

### Interior

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

### Exterior

|                   |                                                                                                                                        |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood                                                                                                                                   |
| Exterior Features | Corner Lot, Cross Fenced, Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Level Land, Treed Lot, Vegetable Garden, Partially Fenced |
| Construction      | Wood                                                                                                                                   |
| Foundation        | Concrete Perimeter                                                                                                                     |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | October 3rd, 2025 |
| Days on Market | 8                 |

Zoning

Zone 80

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Listing information last updated on October 11th, 2025 at 3:32am MDT