

# **\$1,799,200 - 12 52380 Rge Rd 233, Rural Strathcona County**

MLS® #E4417656

**\$1,799,200**

6 Bedroom, 5.00 Bathroom, 2,868 sqft

Rural on 4.53 Acres

Wye Road Gardens, Rural Strathcona County, AB

AN INCREDIBLE OPPORTUNITY AWAITS YOU! INTRODUCING WYE ROAD GARDENS - YOUR DREAM HOME AWAITS! This meticulously crafted executive residence boasts timeless design and is situated on a secluded 4.53-acre parcel in the HEART of Sherwood Park. Tailored for MULTI-GENERATIONAL living, this home showcases a SPICE KITCHEN and a LEGAL BASEMENT SUITE with a separate entrance. With a total of 3 KITCHENS, 2 LIVING ROOMS, and 6 BEDROOMS (including 3 with ensuites, 2 with a shared Jack & Jill), this residence offers unparalleled versatility. Natural light bathes every corner, enhancing its grandeur with soaring ceilings, upgraded lighting, and rich engineered hardwood floors. The open-concept design and entertainer's kitchen make this residence a true standout. The property ALSO features a TRIPLE CAR GARAGE Convenience meets tranquility as shopping is within walking distance, yet the atmosphere feels like a retreat in the countryside. Don't miss out on this exceptional home where every detail speaks volumes

Built in 2019

## **Essential Information**



MLS® #	E4417656
Price	\$1,799,200
Bedrooms	6
Bathrooms	5.00
Full Baths	5
Square Footage	2,868
Acres	4.53
Year Built	2019
Type	Rural
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### **Community Information**

Address	12 52380 Rge Rd 233
Area	Rural Strathcona County
Subdivision	Wye Road Gardens
City	Rural Strathcona County
County	ALBERTA
Province	AB
Postal Code	T8B 1E1

### **Amenities**

Features	Air Conditioner, Ceiling 9 ft., Closet Organizers, Deck, Hot Water Natural Gas, See Remarks
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### **Interior**

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

### **Exterior**

Exterior	Wood
Exterior Features	Flat Site, Golf Nearby, Level Land, Schools, Shopping Nearby, See Remarks
Construction	Wood

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      January 10th, 2025

Days on Market                97

Zoning                            Zone 80

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Listing information last updated on April 16th, 2025 at 10:02pm MDT