

# \$439,900 - 31 51551 Rge Road 212a, Rural Strathcona County

MLS® #E4427904

**\$439,900**

5 Bedroom, 2.50 Bathroom, 1,079 sqft  
Rural on 0.10 Acres

Collingwood Cove, Rural Strathcona County,  
AB

THE BEST IN COUNTRY LIVING! This spacious bi-level is nestled in the well established sub-division of Collingwood Cove and sits on a very private 60' x 130' treed lot, just 14 minutes east of Sherwood Park. Featuring 5 bedrooms, 3 bathrooms and a fully developed basement – there is plenty of room for the whole family. The main level has a bright living room flowing through to the country kitchen and the sunny dining area has patio doors to the huge deck. There are 3 generous bedroom and a full family bathroom. The primary bedroom has plenty of closet space and it's own en-suite. The lower level has high ceilings and nice big windows, eliminating that basement feel, another 2 bedrooms, ensuite bathroom, family room and laundry. The picturesque exterior has a double detached garage, and a huge back yard for out door living. Only five minutes to Half Moon Lake & nearby schools, St Lukes (Catholic) in South Cooking Lake (K-9), Uncas (Public) & Fultonvale to the West – IT JUST DOESN'T GET ANY BETTER!



Built in 1993

## Essential Information

MLS® #	E4427904
Price	\$439,900
Bedrooms	5
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,079
Acres	0.10
Year Built	1993
Type	Rural
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### **Community Information**

Address	31 51551 Rge Road 212a
Area	Rural Strathcona County
Subdivision	Collingwood Cove
City	Rural Strathcona County
County	ALBERTA
Province	AB
Postal Code	T8G 1B2

### **Amenities**

Features	Deck
----------	------

### **Interior**

Interior Features	ensuite bathroom
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood
Exterior Features	Landscaped, Private Setting, Treed Lot, See Remarks
Construction	Wood
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed March 26th, 2025

Days on Market 8

Zoning Zone 83

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 3rd, 2025 at 2:47am MDT