

Courtesy Of Kaitlyn A Gottlieb Of Real Broker

# **\$3,750,000 - 21 25012 Sturgeon Road, Rural Sturgeon County**

MLS® #E4408480

**\$3,750,000**

5 Bedroom, 4.00 Bathroom, 2,986 sqft

Rural on 2.03 Acres

Sturgeon Crest, Rural Sturgeon County, AB

Reminiscent of the stone farmhouses of Burgundy France, experience elegant modern living paired w/ historical charm & exquisite European influence in a private, picturesque setting w/ this one-of-a-kind, executive estate bungalow, nestled on two meticulously landscaped acres in Sturgeon County, mere minutes from both Edmonton & St. Albert. Crafted by Heredity Homes & designed by Nadia Li of Go For DÃ©cor, this home blends historical charm w/ modern comfort. Exterior features include natural stone walls & Douglas Fir beams, while inside, smoked white oak floors, wrought iron details, & Belgian linen window treatments create a luxurious ambiance. A centerpiece wood-burning fireplace & vaulted ceilings add grandeur, complemented by a gourmet kitchen w/ Lacanche oven & Miele appliances. The primary suite offers a private deck & spa-like en-suite, while the finished basement feat. 2 bedrooms, sauna, media room, gym, & wet bar. Outside, a carriage house w/ living space & expansive views completes this property.

Built in 2017

## **Essential Information**

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Price	\$3,750,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	2
Square Footage	2,986
Acres	2.03
Year Built	2017
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	21 25012 Sturgeon Road
Area	Rural Sturgeon County
Subdivision	Sturgeon Crest
City	Rural Sturgeon County
County	ALBERTA
Province	AB
Postal Code	T8T 0C3

### Amenities

Features	Air Conditioner, Closet Organizers, Deck, Detectors Smoke, R.V. Storage, Vaulted Ceiling, Wet Bar, Workshop, See Remarks
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### Interior

Interior Features	ensuite bathroom
Heating	Forced Air-2, In Floor Heat System, Natural Gas
Fireplace	Yes
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood
Exterior Features	Backs Onto Park/Trees, Fenced, Golf Nearby, Landscaped, Private Setting, Treed Lot, See Remarks
Construction	Wood

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      September 30th, 2024

Days on Market                202

Zoning                            Zone 60

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Listing information last updated on April 19th, 2025 at 10:32pm MDT