

## **\$739,900 - 23329 Sh 651, Rural Sturgeon County**

MLS® #E4421749

**\$739,900**

5 Bedroom, 3.00 Bathroom, 1,597 sqft

Rural on 1.56 Acres

Lily Lake Estates\_MSTU, Rural Sturgeon County, AB

Welcome to Lily Lake Estates in Sturgeon County - one of the rare areas where your home overlooks Lily Lake and the lot has loads of trees and a gentle slope. Built in 2008 the 1597 sq ft WALK OUT BUNGALOW has so many great qualities, starting with a wrap-around deck for seasonal views . Inside the home are vaulted ceilings & loads of windows for natural light. Main floor laundry in the 2 pc bathroom at the side entrance, open concept kitchen, dining area & living room. The primary bedroom on this level has a 5 pc ensuite, walk-in closet & 2nd closet. 2 other bedrooms & a 4 pc bathroom. The basement w/ 9 ft ceilings is well on its way to completion - drywalled, painted, most of the ceiling done, a partly completed wet bar, plus 2 more bedrooms & bathroom (walk-in shower needs finishing). Garden doors lead to the lower patio. Central A/C, Central Vac, & ICF foundation. Detached double garage is insulated & heated & gated front entrance on this 1.56 acre lot. Relax at the firepit with lake views!

Built in 2008

### **Essential Information**

MLS® # E4421749

Price \$739,900



Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	2
Square Footage	1,597
Acres	1.56
Year Built	2008
Type	Rural
Sub-Type	Detached Single Family
Style	Raised Bungalow
Status	Active

### **Community Information**

Address	23329 Sh 651
Area	Rural Sturgeon County
Subdivision	Lily Lake Estates_MSTU
City	Rural Sturgeon County
County	ALBERTA
Province	AB
Postal Code	T0A 1N6

### **Amenities**

Features	Air Conditioner, Closet Organizers, Deck, Detectors Smoke, Fire Pit, Hot Water Natural Gas, No Smoking Home, Vaulted Ceiling, Vinyl Windows, Walkout Basement, 9 ft. Basement Ceiling
----------	---

### **Interior**

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

### **Exterior**

Exterior	Modular
Exterior Features	Golf Nearby, Landscaped, Sloping Lot, Treed Lot
Construction	Modular
Foundation	Insulated Concrete Form

## Additional Information

Date Listed February 15th, 2025  
Days on Market 62  
Zoning Zone 60



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 18th, 2025 at 9:47am MDT