# \$990,000 - 25103 Twp Road 552, Rural Sturgeon County

MLS® #E4427984

### \$990,000

5 Bedroom, 3.00 Bathroom, 2,711 sqft Rural on 16.00 Acres

None, Rural Sturgeon County, AB

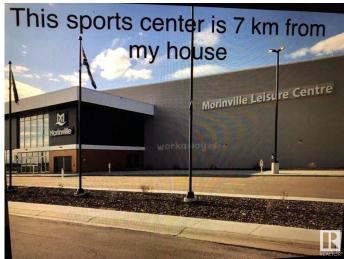
Visit the Listing Brokerage (and/or listing REALTOR®) website to obtain additional information. 16 acre farm near St Albert. 5 acres of it is in Virgin Forest (that's a lot of free firewood if you want to clear it) 5000 total square foot house (enormous) Year of build -1980 but it has been continuously renovated and upgraded since then. You could easily turn the house into a triplex (with proper approvals) (there are already 3 entrances and 3 bathrooms. 2 suites in the house could potentially generate income. SOLID house. 2x6 walls. Solid fir 2x10 joists. Plywood. (Not like new homes) 42' x 80' shop. Electricity and gas line to the shop. LED lighting throughout shop. Partially insulated shop with 3 levels in the shop. This is MASSIVE. The shop alone is worth \$200,000. Well built sheds could go with the sale 12'X24' in ground Swimming pool. MASSIVE rec room with billiards table Unfinished basement but roughed in plumbing and fireplace. 200 amp electrical service to house. All upgraded brand new panel.

Built in 1978

#### **Essential Information**

MLS® # E4427984 Price \$990,000







Bedrooms 5

Bathrooms 3.00

Full Baths 3

Square Footage 2,711

Acres 16.00

Year Built 1978

Type Rural

Sub-Type Detached Single Family

Style 4 Level Split

Status Active

## **Community Information**

Address 25103 Twp Road 552

Area Rural Sturgeon County

Subdivision None

City Rural Sturgeon County

County ALBERTA

Province AB

Postal Code T8R 2C3

#### **Amenities**

Features Deck, Patio, Pool-Outdoor, Workshop

Parking Spaces 2

#### Interior

Interior Features ensuite bathroom

Heating Forced Air-1, Natural Gas

Fireplace Yes

Stories 4

Has Basement Yes

Basement Partial, Partially Finished

#### **Exterior**

Exterior Wood

Exterior Features Landscaped, See Remarks

Construction Wood

Foundation Concrete Perimeter

#### **Additional Information**

Date Listed March 26th, 2025

Days on Market 9

Zoning Zone 60

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Listing information last updated on April 4th, 2025 at 9:18am MDT