

\$1,337,000 - 279 53017 Range Road 223, Rural Strathcona County

MLS® #E4433732

\$1,337,000

3 Bedroom, 3.50 Bathroom, 3,554 sqft

Rural on 0.45 Acres

Habitat Acres, Rural Strathcona County, AB

Discover country elegance in this stunning 3,600 sq ft open-plan bungalow, perfectly positioned backing reserve land & beside a tranquil pond with million-dollar views. Bathed in natural light through expansive windows with power blinds, this home blends rustic charm with modern luxury. The heart of the home is a striking stone w/b fireplace, anchoring the expansive great room. Gourmet kitchen boasts high-end appliances, granite counters, and custom hickory cabinetry. The magazine-worthy master suite offers a spa-inspired ensuite for ultimate relaxation. Upstairs, two spacious bedrooms both with AC, private ensuites, large closets, and a shared living space. Heated concrete floors on main, including the quad garage with epoxy flooring—partially transformed into a top-tier home gym. Enjoy city-style services with the serenity of country living, including trickle water and a sewer system. Every detail is high-end, every space thoughtfully designed—this property is truly a rare and breathtaking find.

Built in 2008

Essential Information

MLS® #

E4433732



Price	\$1,337,000
Bedrooms	3
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	3,554
Acres	0.45
Year Built	2008
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	279 53017 Range Road 223
Area	Rural Strathcona County
Subdivision	Habitat Acres
City	Rural Strathcona County
County	ALBERTA
Province	AB
Postal Code	T8E 2M3

Amenities

Features	Fire Pit
Parking Spaces	10

Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, In Floor Heat System, Natural Gas
Fireplace	Yes
Stories	2
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood
Exterior Features	Backs Onto Lake, Backs Onto Park/Trees, Cul-De-Sac, Environmental Reserve, Landscaped, Private Setting
Construction	Wood

Foundation Slab

Additional Information

Date Listed May 1st, 2025
Days on Market 1
Zoning Zone 80
HOA Fees 1655
HOA Fees Freq. Quarterly

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