

\$579,000 - 39, 57022 Rge Rd 233, Rural Sturgeon County

MLS® #E4428245

\$579,000

3 Bedroom, 3.00 Bathroom, 1,591 sqft

Rural on 3.11 Acres

Dream Nook, Rural Sturgeon County, AB

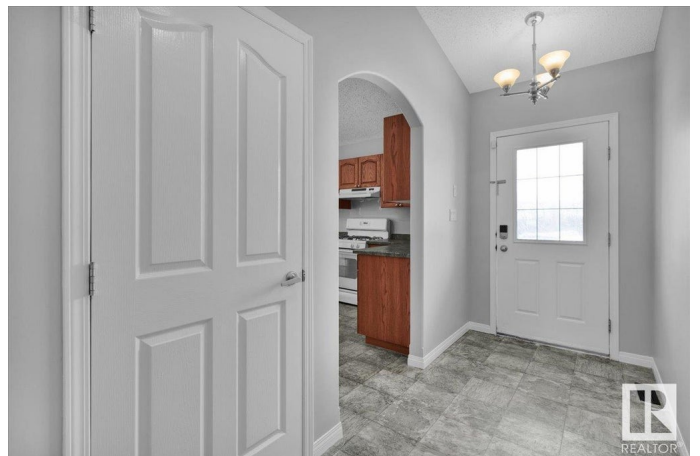
Country Living Begins Here! This lovely 1,591sq ft Bungalow is on 3.110 acres located in Dream Nook....only 8 mins North of Gibbons. Paved roads right to the asphalt driveway leading to the 24x22' attached garage. A welcoming & spacious front foyer, country kitchen with an island, gas stove, pantry, eat-up bar & sunny dining area. Vaulted ceilings in the cozy living room with a corner gas fireplace. There is a back door to the 16x24' deck & natural gas bbq. 3 bedrooms on the main floor. A 3pc bathroom & the primary bedroom has a 4pc ensuite with a corner jetted tub & separate shower. The fully finished basement features a huge & open rec room area, large exercise/hobby room, 3pc bathroom includes InfraRed 2 person sauna, laundry room with cabinets & a folding table. Brand New Shingles! This acreage is beautifully treed offering good privacy & an east facing back yard. Plus a quonset & storage sheds. Only 20 mins from Fort Saskatchewan & 30 mins from North Edmonton. Welcome Home!

Built in 2005

Essential Information

MLS® #

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Price	\$579,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,591
Acres	3.11
Year Built	2005
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	39, 57022 Rge Rd 233
Area	Rural Sturgeon County
Subdivision	Dream Nook
City	Rural Sturgeon County
County	ALBERTA
Province	AB
Postal Code	T0A 1N5

Amenities

Features	Deck, No Smoking Home, Vaulted Ceiling, Vinyl Windows, Natural Gas BBQ Hookup
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Interior

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

Exterior

Exterior	Wood
Exterior Features	Cul-De-Sac, Golf Nearby, Landscaped, Private Setting, Schools, Shopping Nearby, Treed Lot
Construction	Wood
Foundation	Concrete Perimeter

Additional Information

Date Listed March 30th, 2025
Days on Market 79
Zoning Zone 60

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