

\$569,000 - 23005 Twp Road 572, Rural Sturgeon County

MLS® #E4448620

\$569,000

5 Bedroom, 2.00 Bathroom, 1,276 sqft

Rural on 10.20 Acres

Austin Acres, Rural Sturgeon County, AB

Get your horses ready for their new home on 10.2 acres in Austin Acres community. Located just 12 km north of Gibbons, this property is set up with cross fencing, riding arena, a barn with metal roof and siding and a loft for hay, water hydrant and new watering bowl. Come inside the country home and find a freshly painted entrance area to unwind from the day's work. Up a couple of stairs is the spacious kitchen with white cabinetry, corian counters and a cozy eating nook. A french door leads into the living room which is accented with hardwood floors and an electric fireplace. Primary bedroom holds a king size suite with large north facing windows and fireplace. The updated 4 piece bath features slate flooring. Two more bedrooms complete this level. Downstairs has a newly finished 3 piece bath, 2 more bedrooms, a large laundry room and a family entertainment area. With 1270+ sq ft this home has a spot for everyone. An extra 10 acres behind can be leased from the County and is currently used for pasture.

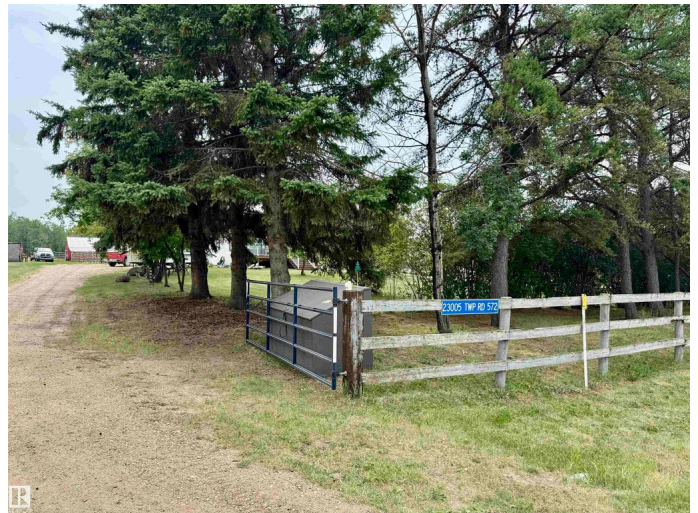
Built in 1955

Essential Information

MLS® # E4448620

Price \$569,000

Bedrooms 5



Bathrooms	2.00
Full Baths	2
Square Footage	1,276
Acres	10.20
Year Built	1955
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	23005 Twp Road 572
Area	Rural Sturgeon County
Subdivision	Austin Acres
City	Rural Sturgeon County
County	ALBERTA
Province	AB
Postal Code	T0A 1N5

Amenities

Features	Air Conditioner, Deck, Dog Run-Fenced In, No Smoking Home
----------	---

Interior

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

Exterior

Exterior	Wood
Exterior Features	Backs Onto Park/Trees, Cross Fenced, Environmental Reserve, Fenced, Flat Site, Level Land
Construction	Wood
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 18th, 2025
Days on Market	61

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 September 16th, 2025 at 10:02pm MDT