

# \$1,799,200 - 12 52380 Rge Rd 233, Rural Strathcona County

MLS® #E4417656

**\$1,799,200**

6 Bedroom, 5.00 Bathroom, 2,868 sqft

Rural on 4.53 Acres

Wye Road Gardens, Rural Strathcona County, AB

AN INCREDIBLE OPPORTUNITY AWAITS YOU! INTRODUCING WYE ROAD GARDENS - YOUR DREAM HOME AWAITS! This meticulously crafted executive residence boasts timeless design and is situated on a secluded 4.53-acre parcel in the HEART of Sherwood Park. Tailored for MULTI-GENERATIONAL living, this home showcases a SPICE KITCHEN and a LEGAL BASEMENT SUITE with a separate entrance. With a total of 3 KITCHENS, 2 LIVING ROOMS, and 6 BEDROOMS (including 3 with ensuites, 2 with a shared Jack & Jill), this residence offers unparalleled versatility. Natural light bathes every corner, enhancing its grandeur with soaring ceilings, upgraded lighting, and rich engineered hardwood floors. The open-concept design and entertainer's kitchen make this residence a true standout. The property ALSO features a TRIPLE CAR GARAGE. Convenience meets tranquility as shopping is within walking distance, yet the atmosphere feels like a retreat in the countryside. Don't miss out on this exceptional home where every detail speaks volumes

Built in 2019

## Essential Information



|                |                        |
|----------------|------------------------|
| MLS® #         | E4417656               |
| Price          | \$1,799,200            |
| Bedrooms       | 6                      |
| Bathrooms      | 5.00                   |
| Full Baths     | 5                      |
| Square Footage | 2,868                  |
| Acres          | 4.53                   |
| Year Built     | 2019                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | Bi-Level               |
| Status         | Active                 |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 12 52380 Rge Rd 233     |
| Area        | Rural Strathcona County |
| Subdivision | Wye Road Gardens        |
| City        | Rural Strathcona County |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T8B 1E1                 |

### Amenities

|          |   |
|----------|---|
| Features | Air Conditioner, Ceiling 9 ft., Closet Organizers, Deck, Hot Water Natural Gas, See Remarks |
|----------|---|

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Heating           | Forced Air-2, Natural Gas |
| Fireplace         | Yes                       |
| Stories           | 3                         |
| Has Suite         | Yes                       |
| Has Basement      | Yes                       |
| Basement          | Full, Finished            |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood  |
| Exterior Features | Flat Site, Golf Nearby, Level Land, Schools, Shopping Nearby, See Remarks |

|              |                    |
|--------------|--------------------|
| Construction | Wood               |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | January 10th, 2025 |
| Days on Market | 113                |
| Zoning         | Zone 80            |

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Listing information last updated on May 3rd, 2025 at 12:32pm MDT