

\$799,900 - 71 Hillsborough Heights, Rural Sturgeon County

MLS® #E4425515

\$799,900

6 Bedroom, 5.50 Bathroom, 2,579 sqft
Rural on 3.76 Acres

Hillsborough, Rural Sturgeon County, AB

Welcome Home! This executive bungalow is located on a 3.76 acre, pretty parcel of land in the subdivision of Hillsborough. Enjoy a fully fenced, treed lot, a roundabout driveway and a triple garage that is bright & heated, w/200Amp power and 8' doors. With over 2500 sq.ft on just the main level this home features 6 bedrooms, 6 bathrooms, 1 office, a formal dining room, a breakfast nook, & a wet bar. The dream kitchen features a vaulted ceiling, incredible cabinet space, gleaming countertops, 2 sinks, a gas stove with a double oven. The back patio is private and accessible from 4 sets of french doors. The great room features a wood-burning fireplace and plenty of space to entertain. Downstairs you will find an open rec room, 3 more bedrooms (one has an en suite), a storage room, and a main bathroom. The home and garage are connected by a heated breezeway, w/ access to both the front yard & backyard. This parcel is truly an oasis, offering the privacy we all crave. Newer Furnace, Hot Water Tanks and AC.

Built in 2006

Essential Information

MLS® # E4425515



Price	\$799,900
Bedrooms	6
Bathrooms	5.50
Full Baths	5
Half Baths	1
Square Footage	2,579
Acres	3.76
Year Built	2006
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	71 Hillsborough Heights
Area	Rural Sturgeon County
Subdivision	Hillsborough
City	Rural Sturgeon County
County	ALBERTA
Province	AB
Postal Code	T0A 1N5

Amenities

Features	Air Conditioner, Carbon Monoxide Detectors, Ceiling 10 ft., Ceiling 9 ft., Deck, Detectors Smoke, Dog Run-Fenced In, Fire Pit, Front Porch, Greenhouse, Hot Water Electric, Parking-Extra, R.V. Storage, Secured Parking, Vaulted Ceiling, Vinyl Windows, Wet Bar, Storage Cage, Natural Gas BBQ Hookup
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Interior

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

Exterior

Exterior	Wood
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Exterior Features Backs Onto Park/Trees, Fence
Construction Wood
Foundation Concrete Perimeter

Additional Information

Date Listed March 13th, 2025
Days on Market 1
Zoning Zone 60



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Listing information last updated on March 14th, 2025 at 7:17am MDT