

Courtesy Of Trina P Hodges and Megan Mohr Of RE/MAX Excellence

# \$1,100,000 - 2 53221 Rge Road 223, Rural Strathcona County

MLS® #E4427314

**\$1,100,000**

5 Bedroom, 3.50 Bathroom, 3,131 sqft  
Rural on 2.33 Acres

Queensdale Place South, Rural Strathcona County, AB

Absolutely STUNNING home that MUST BE SEEN to appreciate the custom beauty & solid construction of this Timber frame home that features 5 bedrooms, 3.5 baths, TRIPLE, HEATED GARAGE, all just minutes to Sherwood Park & Ardrossan. A grande entrance invites you in to find soaring ceilings, hardwood flooring & tons of natural light throughout the main level. Gorgeous kitchen offers plenty of Walnut cabinets, S/S appliances & 11' island that over looks the dining area & living room with show stopper fireplace. King sized primary suite offers a WI closet, 5pc ensuite with steam shower & soaker tub plus you can enjoy the view with access to the deck. 2 generous sized bedrooms, 5pc bath, 1/2 bath, 2 dens, flex space, & main floor laundry complement the functional layout of the main level. Moving down to the fully finished basement, you will LOVE entertaining in the rec space or hosting movie nights in the theatre room. 2 more bdrms, 3pc bath & tons of storage finish off this unique home sitting on 2.33 acres



Built in 2013

## Essential Information

MLS® #	E4427314
Price	\$1,100,000
Bedrooms	5
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	3,131
Acres	2.33
Year Built	2013
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	2 53221 Rge Road 223
Area	Rural Strathcona County
Subdivision	Queensdale Place South
City	Rural Strathcona County
County	ALBERTA
Province	AB
Postal Code	T8E 2K1

### **Amenities**

Features	Deck, Gazebo, Hot Water Natural Gas, Low Flw/Dual Flush Toilet, No Smoking Home, Open Beam, R.V. Storage, Vaulted Ceiling, Vinyl Windows, See Remarks
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### **Interior**

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

### **Exterior**

Exterior	Wood
Exterior Features	Corner Lot, Fenced, Flat Site, Landscaped, Schools, Shopping Nearby,

See Remarks

Construction

Wood

Foundation

Insulated Concrete Form

### **Additional Information**

Date Listed

March 25th, 2025

Days on Market

10

Zoning

Zone 60

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Listing information last updated on April 4th, 2025 at 11:02am MDT