

# \$799,999 - 16 56503 Rge Road 231, Rural Sturgeon County

MLS® #E4423609

## \$799,999

4 Bedroom, 3.50 Bathroom, 2,384 sqft  
Rural on 3.13 Acres

Lost Point Lake, Rural Sturgeon County, AB

Country living at its BEST! Located on 3.13 acres of trees and open space offering the flexibility of privacy and room to play! Fully fenced backyard; great for children and pets, raised garden beds and plenty of nature surrounding. The 2 storey home features 4 bedrooms, 3.5 baths; main floor includes formal living/dining room, kitchen with beautiful views of back yard, breakfast nook, and cozy family room with gas fireplace. Moving upstairs you will find primary bedroom that is an absolute oasis (gas fireplace, 4 piece ensuite that includes jetted soaker tub and walk-in closet), two more bedrooms, laundry room and HUGE bonus room that offers many options!. Extra living space from developed basement that includes recreation room, 4th bedroom, storeroom with 2nd laundry and stove hook-ups. The 3 car garage and 60x42 shop (both heated) is perfect for storing all the equipment associated with acreage living and offers the possibility of even operating a home based business. Shingles replaced fall of 2024.

Built in 1998

## Essential Information

MLS® #                    E4423609



Price	\$799,999
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,384
Acres	3.13
Year Built	1998
Type	Rural
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	16 56503 Rge Road 231
Area	Rural Sturgeon County
Subdivision	Lost Point Lake
City	Rural Sturgeon County
County	ALBERTA
Province	AB
Postal Code	T0A 1N4

### Amenities

Features	Air Conditioner, Deck, Hot Water Natural Gas, Vinyl Windows, HRV System
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### Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood
Exterior Features	Golf Nearby, Landscaped, Low Maintenance Landscape, Private Setting, Schools, Shopping Nearby, Treed Lot, See Remarks, Partially Fenced
Construction	Wood

Foundation            Concrete Perimeter

### **Additional Information**

Date Listed            March 2nd, 2025

Days on Market      12

Zoning                 Zone 60

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Listing information last updated on March 14th, 2025 at 7:02am MDT