

# **\$1,649,702 - 27 23033 Wye Road, Rural Strathcona County**

MLS® #E4440730

**\$1,649,702**

3 Bedroom, 4.50 Bathroom, 3,285 sqft

Rural on 0.64 Acres

Sherwood Hills Estates, Rural Strathcona County, AB

PROFESSIONALLY RENOVATED 2024 - AMAZING:)...TRIPLE GARAGE...WALKOUT BASEMENT...PERFECT LOCATION IN SHERWOOD HILLS ESTATES!...BACKING ONTO TREES!..T~!WELCOME HOME!~ One of the most beautifully, renovated homes you will see!...SHOW HOME WORTHY for sure! Drive up to a breathtaking stone inlay driveway! Wrap around verandah for that morning/evening unwind! White oak railing & cabinetry throughout. Dream kitchen has custom hood, custom cabinets, huge L-shaped island! Upstairs you will find a bright bonus room. All bedrooms have their own ensuite bathrooms! Primary retreat is massive, & its luxury ensuite has a huge steam shower, & soaker tub. His/her walk in closets have closet organizers. Convenient upstairs full laundry room w/cabinetry & sink. Lower level has in slab radiant heating, w/wet bar, family room, media room, all accessible to lower covered patio. Other features: 2 central air units, hot tub, Celebright lighting, sprinkler system, upper deck, shed, & so much more! Don't miss out on this one!

Built in 2006

## **Essential Information**



|                |                        |
|----------------|------------------------|
| MLS® #         | E4440730               |
| Price          | \$1,649,702            |
| Bedrooms       | 3                      |
| Bathrooms      | 4.50                   |
| Full Baths     | 4                      |
| Half Baths     | 1                      |
| Square Footage | 3,285                  |
| Acres          | 0.64                   |
| Year Built     | 2006                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 27 23033 Wye Road       |
| Area        | Rural Strathcona County |
| Subdivision | Sherwood Hills Estates  |
| City        | Rural Strathcona County |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T8B 1H9                 |

### Amenities

|          |                                                                                                                                                              |
|----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Features | Ceiling 9 ft., Closet Organizers, Deck, Front Porch, Patio, R.V. Storage, Sprinkler Sys-Underground, Vaulted Ceiling, Walkout Basement, Wet Bar, See Remarks |
|----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------|

### Interior

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

### Exterior

|                   |                                                                   |
|-------------------|-------------------------------------------------------------------|
| Exterior          | Wood                                                              |
| Exterior Features | Fenced, Flat Site, Landscaped, Park/Reserve, Shopping Nearby, See |

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

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | June 5th, 2025 |
| Days on Market | 74             |
| Zoning         | Zone 80        |

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Listing information last updated on August 17th, 2025 at 9:31pm MDT