

# \$849,000 - 57128 Rge Road 225, Rural Sturgeon County

MLS® #E4452196

**\$849,000**

3 Bedroom, 1.50 Bathroom, 1,803 sqft  
Rural on 61.58 Acres

None, Rural Sturgeon County, AB

Saddle up for the lifestyle you’ve been dreaming of! This 61-acre equestrian paradise offers an indoor riding arena, 10-stall barn (with potential for 11), heated barn & tack room, 5 corrals with horse shelters, 3 grain bins, 2 fuel tanks, and secure metal fencing. One bored well services the house and mobile, while the second feeds the barn and corrals (no auto waterers). Peacefully tucked away on a quiet road, the 1,900 sq ft slab-on-grade home features 3 bedrooms, 1.5 baths, 2 living rooms, plus a versatile rec room—perfect as a 4th bedroom, office, or future master with ensuite. A second dwelling awaits plumbing upgrades for full use. With a double-detached garage, serene views, and room to make it your own, this property is ready for its new owners to make it truly shine!

Built in 1979

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4452196  |
| Price          | \$849,000 |
| Bedrooms       | 3         |
| Bathrooms      | 1.50      |
| Full Baths     | 1         |
| Half Baths     | 1         |
| Square Footage | 1,803     |
| Acres          | 61.58     |



|            |                        |
|------------|------------------------|
| Year Built | 1979                   |
| Type       | Rural                  |
| Sub-Type   | Detached Single Family |
| Style      | Bungalow               |
| Status     | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 57128 Rge Road 225    |
| Area        | Rural Sturgeon County |
| Subdivision | None                  |
| City        | Rural Sturgeon County |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T0A 1N5               |

### Amenities

|          |                                       |
|----------|---------------------------------------|
| Features | Deck, Fire Pit, Hot Water Natural Gas |
|----------|---------------------------------------|

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Heating           | Forced Air-1, Natural Gas |
| Stories           | 1                         |
| Has Basement      | Yes                       |
| Basement          | None, No Basement         |

### Exterior

|                   |                                          |
|-------------------|------------------------------------------|
| Exterior          | Wood                                     |
| Exterior Features | Fenced, Golf Nearby, Landscaped, Schools |
| Construction      | Wood                                     |
| Foundation        | Concrete Perimeter                       |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | August 9th, 2025 |
| Days on Market | 7                |
| Zoning         | Zone 60          |

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