

Courtesy Of Taylor J Hack Of RE/MAX River City

\$1,500,000 - 368 52367 Rge Road 223, Rural Strathcona County

MLS® #E4452850

\$1,500,000

4 Bedroom, 3.50 Bathroom, 2,054 sqft

Rural on 0.82 Acres

Grange Country Estates, Rural Strathcona County, AB

Welcome to Grange Country Estates near Sherwood Park. At first glance, this executive bungalow is a showstopper, but a look closer reveals the rare level of craftsmanship & care you've been waiting for. Visit the REALTOR®'s website for more information. The mindful details include a double music-studio-style wall around the mechanical room that compliment solid core doors in making a substantial, quiet, calming interior. Solar heat-retaining windows that frame views of the south-facing retreat backing onto a nature reserve with mature trees. Plus, municipal water service, an oversized triple garage & purpose built outdoor entertainment space. Interior design by Aaron Churchill ties together design themes throughout with premium materials & custom carpentry that would make this property cost prohibitive to recreate today. From layered lighting with feature chandeliers from Kichler to the masonry window wells, it is unlikely to see this build quality & thoughtful execution in any property you visit.

Built in 2013

Essential Information



MLS® #	E4452850
Price	\$1,500,000
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,054
Acres	0.82
Year Built	2013
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	368 52367 Rge Road 223
Area	Rural Strathcona County
Subdivision	Grange Country Estates
City	Rural Strathcona County
County	ALBERTA
Province	AB
Postal Code	T8C 1A9

Amenities

Features	Air Conditioner, Detectors Smoke, Exterior Walls- 2"x6", Smart/Program. Thermostat, Sprinkler Sys-Underground, Vaulted Ceiling, Vinyl Windows, Wet Bar, See Remarks, HRV System
Parking Spaces	6

Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, In Floor Heat System, 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, Cul-De-Sac, Environmental Reserve, Landscaped, No Through Road
Construction	Wood
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 14th, 2025
Days on Market	3
Zoning	Zone 80

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Listing information last updated on August 17th, 2025 at 4:17am MDT