

# **\$3,499,000 - 484 52304 Rge Rd 233, Rural Strathcona County**

MLS® #E4391397

**\$3,499,000**

6 Bedroom, 9.00 Bathroom, 9,600 sqft

Rural on 0.45 Acres

Fountain Creek Estates, Rural Strathcona County, AB

Extraordinary custom home will leave you in awe. Meticulously designed and crafted, it is in pristine condition. Featuring a traditional design style with detailed woodwork and graceful curved lines throughout. The jaw-dropping foyer boasts a magnificent staircase and stunning chandelier, leading to an astounding living room with a floor-to-ceiling fireplace, an entertainer's dream kitchen, and a charming eating area with panoramic views of the yard, pond, and downtown. Host guests in the grand formal dining room, enjoy a bourbon in the den, or gather at the spectacular basement bar and entertainment space. The main floor includes a guest suite, pantry, butler's pantry, and more. Upstairs are 4 additional bedroom suites and a tranquil sitting room. The primary suite offers his and her dressing rooms and a luxurious ensuite. The walkout basement features a 6th bedroom suite, full exercise room, yoga retreat, spa and theatre. Mobility friendly with full elevator, wide entrances, spacious halls and rooms!

Built in 2006

## **Essential Information**



|                |                        |
|----------------|------------------------|
| MLS® #         | E4391397               |
| Price          | \$3,499,000            |
| Bedrooms       | 6                      |
| Bathrooms      | 9.00                   |
| Full Baths     | 8                      |
| Half Baths     | 2                      |
| Square Footage | 9,600                  |
| Acres          | 0.45                   |
| Year Built     | 2006                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 484 52304 Rge Rd 233    |
| Area        | Rural Strathcona County |
| Subdivision | Fountain Creek Estates  |
| City        | Rural Strathcona County |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T8B 1C9                 |

### Amenities

|                |   |
|----------------|---|
| Features       | Air Conditioner, Carbon Monoxide Detectors, Closet Organizers, Deck, Detectors Smoke, Exercise Room, Fire Pit, Patio, Smart/Program. Thermostat, Sauna; Swirlpool; Steam, Sprinkler Sys-Underground, Walkout Basement, Wet Bar, See Remarks |
| Parking Spaces | 8   |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom                               |
| Heating           | In Floor Heat System, See Remarks, Natural Gas |
| Fireplace         | Yes  |
| Stories           | 3  |
| Has Basement      | Yes  |
| Basement          | Full, Finished                                 |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood  |
| Exterior Features | Fenced, Landscaped, Shopping Nearby, Stream/Pond, View City |
| Construction      | Wood  |
| Foundation        | Concrete Perimeter  |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | June 4th, 2024 |
| Days on Market | 318            |
| Zoning         | Zone 80        |

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Listing information last updated on April 18th, 2025 at 6:17pm MDT