

## **\$3,200,000 - 52073 Hwy 21, Rural Strathcona County**

MLS® #E4427723

**\$3,200,000**

5 Bedroom, 4.50 Bathroom, 2,824 sqft

Rural on 74.87 Acres

Greenwood Estates (Strathcona), Rural Strathcona County, AB

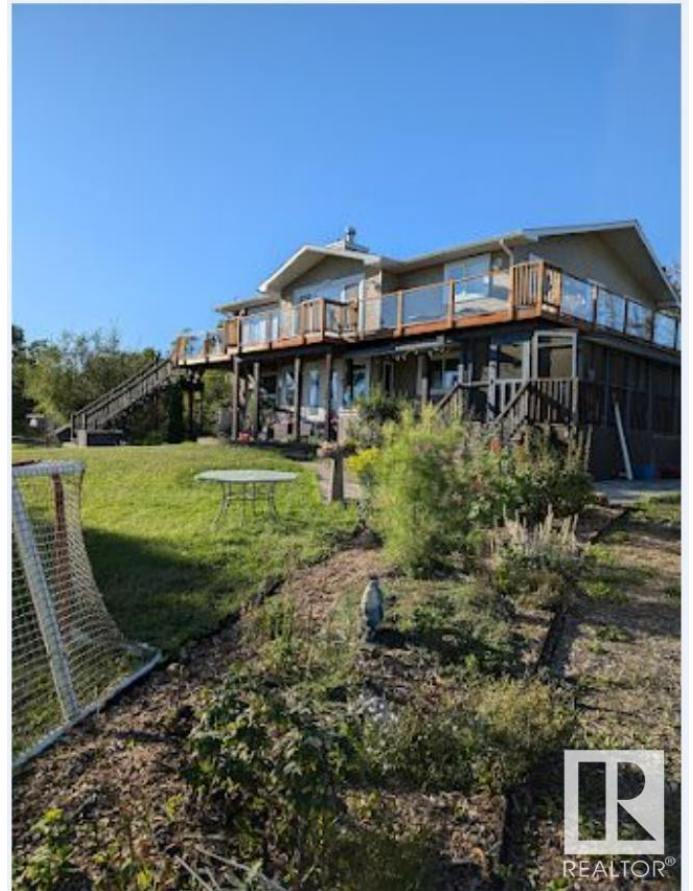
Visit the Listing Brokerage (and/or listing REALTOR®) website to obtain additional information. Main house two stories with above Grade Square Footage 2823. The upper floor serves as a separate living area and has two bedrooms, both with ensuites-the one off the master bedroom has a walk-in shower. It has an open concept kitchen and living room with a gas fireplace. Main floor has one bedroom with a walk-through closet into an ensuite washroom, open kitchen to dining room area with a fireplace, laundry room, and pantry. Garden Suite-1940â€™s house with about 1800 sq ft above ground and a partially finished basement. It has been renovated over the years including the installation of a tin roof and a new furnace. It has 5 bedrooms and one washroom. Modular home-moved on the east end of the property in 2000 with an addition added four years later. About 1800 square feet with two bathrooms and 5 bedrooms. Other structures, 5000 square foot quonset with about half the floor concrete. 2 shops each about 1500 sqft.

Built in 1962

### **Essential Information**

MLS® # E4427723

Price \$3,200,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 5                      |
| Bathrooms      | 4.50                   |
| Full Baths     | 4                      |
| Half Baths     | 1                      |
| Square Footage | 2,824                  |
| Acres          | 74.87                  |
| Year Built     | 1962                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### **Community Information**

|             |                                |
|-------------|--------------------------------|
| Address     | 52073 Hwy 21                   |
| Area        | Rural Strathcona County        |
| Subdivision | Greenwood Estates (Strathcona) |
| City        | Rural Strathcona County        |
| County      | ALBERTA                        |
| Province    | AB                             |
| Postal Code | T8B 1J4                        |

### **Amenities**

|          |             |
|----------|-------------|
| Features | See Remarks |
|----------|-------------|

### **Interior**

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Heating           | Forced Air-2, Natural Gas |
| Fireplace         | Yes                       |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Finished            |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood   |
| Exterior Features | Private Setting, Treed Lot, Waterfront Property, See Remarks |
| Construction      | Wood   |
| Foundation        | Concrete Perimeter   |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 26th, 2025 |
| Days on Market | 25               |
| Zoning         | Zone 80          |



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Listing information last updated on April 20th, 2025 at 3:32am MDT