

\$720,000 - 23107 Twp Road 564, Rural Sturgeon County

MLS® #E4424011

\$720,000

4 Bedroom, 2.00 Bathroom, 1,294 sqft

Rural on 51.42 Acres

None, Rural Sturgeon County, AB

Just 25 minutes from Edmonton and minutes from Gibbons, this 51.42-acre property sits atop a hill with stunning valley views. Ideal for families or hobby farming, it includes a 1300 sq/ft bungalow with a double detached garage, fully fenced yard, and numerous outbuildings. The 30' x 48' metal-clad shop features concrete floors, 220V wiring, and 12' x 14' drive-through sliding doors. Additional buildings include a 32' x 48' metal-clad cattle shed with a 12' x 24' enclosed, lined tack room, and a pole cattle shed with a metal roof. Fenced and cross-fenced, this land is just 1/2 mile east of Hwy 28 and near other subdivisions, offering future development potential. Plus, it's only 2 km from Goose Hummock Golf Course!

Built in 1973

Essential Information

MLS® #	E4424011
Price	\$720,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,294
Acres	51.42
Year Built	1973



Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	23107 Twp Road 564
Area	Rural Sturgeon County
Subdivision	None
City	Rural Sturgeon County
County	ALBERTA
Province	AB
Postal Code	T0A 1N0

Amenities

Features	Hot Water Natural Gas, Sauna; Swirlpool; Steam, Sunroom
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Interior

Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Stories	1
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood
Exterior Features	Fenced, Golf Nearby, Hillside, Private Setting, Rolling Land
Construction	Wood
Foundation	Concrete Perimeter

Additional Information

Date Listed	March 5th, 2025
Days on Market	150
Zoning	Zone 60

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