

## \$1,749,000 - 55325 Rr222, Rural Sturgeon County

MLS® #E4439000

**\$1,749,000**

2 Bedroom, 3.50 Bathroom, 6,179 sqft

Rural on 55.00 Acres

None, Rural Sturgeon County, AB

Sellers financing available. Private and Secluded this property is on 55 acres of land overlooking two rivers. The log home is absolutely stunning with slate flooring, stained glass doors, wet bar with purple heart wood throughout, sun room and absolutely stunning views from every window. The home is 6100+ sqft above grade and has a fully finished walk out basement. There is a ped way that connects the house to a 2000 sqft shop which is heated and insulated with 2 overhead doors. There is also a triple attached garage which is heated and insulated. Vaulted ceilings and an open concept make every room you walk into take your breath away. Tastefully decorated with incredible craftsmanship this home is in a category of its own.

Built in 1999

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | E4439000    |
| Price          | \$1,749,000 |
| Bedrooms       | 2           |
| Bathrooms      | 3.50        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 6,179       |
| Acres          | 55.00       |



|            |                        |
|------------|------------------------|
| Year Built | 1999                   |
| Type       | Rural                  |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 55325 Rr222           |
| Area        | Rural Sturgeon County |
| Subdivision | None                  |
| City        | Rural Sturgeon County |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T8K 2N9               |

### Amenities

|          |  |
|----------|--|
| Features | Bar, Carbon Monoxide Detectors, Deck, Detectors Smoke, Parking-Extra, Walkout Basement, Workshop |
|----------|--|

### Interior

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

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Log  |
| Exterior Features | Hillside, Landscaped, No Back Lane, Park/Reserve, Private Setting, Ravine View, River Valley View, River View, Rolling Land, Treed Lot |
| Construction      | Log  |
| Foundation        | Concrete Perimeter   |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 28th, 2025 |
| Days on Market | 100            |
| Zoning         | Zone 60        |

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Listing information last updated on September 5th, 2025 at 5:47pm MDT