

# **\$980,000 - 116 26023 Twp Road 544, Rural Sturgeon County**

MLS® #E4420906

**\$980,000**

5 Bedroom, 3.00 Bathroom, 1,647 sqft

Rural on 0.69 Acres

Northern Lights Estates, Rural Sturgeon County, AB

This beautiful bungalow located minutes outside of St. Albert welcomes you with open arms. This property sits on 0.69 acres of land, and offers a spacious open concept living space that includes 5 bedrooms (3 on main floor and 2 in basement), a huge family room, wet bar, 3 bathrooms, fully finished basement and a triple detached garage. If you like the peacefulness of country residential living, this is a perfect compromise as its only 10 mins to St. Albert Costco and quick drive back to Edmonton and major roads.

Built in 2015

## **Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | E4420906               |
| Price          | \$980,000              |
| Bedrooms       | 5                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 1,647                  |
| Acres          | 0.69                   |
| Year Built     | 2015                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |



|        |          |
|--------|----------|
| Style  | Bungalow |
| Status | Active   |

**Community Information**

|             |                         |
|-------------|-------------------------|
| Address     | 116 26023 Twp Road 544  |
| Area        | Rural Sturgeon County   |
| Subdivision | Northern Lights Estates |
| City        | Rural Sturgeon County   |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T8T 0E4                 |

**Amenities**

|          |                       |
|----------|-----------------------|
| Features | Deck, Detectors Smoke |
|----------|-----------------------|

**Interior**

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Heating           | Forced Air-1, Natural Gas |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Finished            |

**Exterior**

|                   |                                                    |
|-------------------|----------------------------------------------------|
| Exterior          | Wood                                               |
| Exterior Features | Fenced, Golf Nearby, Landscaped, Playground Nearby |
| Construction      | Wood                                               |
| Foundation        | Concrete Perimeter                                 |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | February 9th, 2025 |
| Days on Market | 80                 |
| Zoning         | Zone 70            |
| HOA Fees       | 300                |
| HOA Fees Freq. | Annually           |

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Listing information last updated on April 30th, 2025 at 8:02pm MDT