

\$1,179,702 - 45 51025 Rge Rd 222, Rural Strathcona County

MLS® #E4429091

\$1,179,702

3 Bedroom, 3.50 Bathroom, 2,220 sqft

Rural on 0.58 Acres

West Bear Haven, Rural Strathcona County,
AB

BACKING THE 14TH GREEN.....2219 SQ FT
CUSTOM WALKOUT BUNGALOW....TRIPLE
ATTACHED GARAGE.... at Northern Bear
Golf Course in the community of West Bear
Haven is this stunning walkout bungalow built
by Darren Homes. First class from Top to
Bottom. Very open plan backing onto the 14th
Green. 3 bedrooms plus office, 3 full
bathrooms plus powder room. Hardwood
flooring, gourmet kitchen, in floor heating,
totally finished walkout basement, built in bar
with wine room, concrete roof tiles, impeccable
landscaping, amazing duradek, huge heated
triple attached garage with built in cabinets. A
must see!!

Built in 2002

Essential Information

| | |
|----------------|-------------|
| MLS® # | E4429091 |
| Price | \$1,179,702 |
| Bedrooms | 3 |
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 2,220 |
| Acres | 0.58 |



| | |
|------------|------------------------|
| Year Built | 2002 |
| Type | Rural |
| Sub-Type | Detached Single Family |
| Style | Hillside Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 45 51025 Rge Rd 222 |
| Area | Rural Strathcona County |
| Subdivision | West Bear Haven |
| City | Rural Strathcona County |
| County | ALBERTA |
| Province | AB |
| Postal Code | T8C 1J5 |

Amenities

| | |
|----------|----------------------------------|
| Features | Patio, Walkout Basement, Wet Bar |
|----------|----------------------------------|

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Heating | Forced Air-1, In Floor Heat System, Natural Gas |
| Fireplace | Yes |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood |
| Exterior Features | Backs Onto Park/Trees, Corner Lot, Fenced, Gated Community, Golf Nearby, Hillside, Landscaped, Private Setting |
| Construction | Wood |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 4th, 2025 |
| Days on Market | 41 |
| Zoning | Zone 80 |
| HOA Fees | 200 |
| HOA Fees Freq. | Monthly |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 15th, 2025 at 1:32am MDT