

# **\$734,900 - 49 56503 Rge Rd 231, Rural Sturgeon County**

MLS® #E4445120

**\$734,900**

3 Bedroom, 2.50 Bathroom, 1,942 sqft

Rural on 3.33 Acres

Lost Point Lake, Rural Sturgeon County, AB

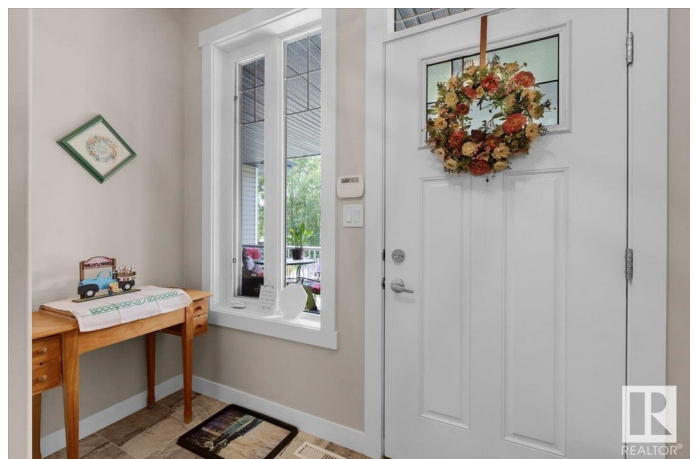
Welcome to your Country Retreat in Lost Point Lake! Stunning 2018 Custom Bungalow Built by Concept Homes. On 3.33 acres & its backing onto Natural Reserve Land! Private treed oasis with everything on your wish list. An inviting covered porch, Oversized 24x28 attached insulated garage, Triple Panel Windows, Engineered Hardwood flooring, Wheelchair accessible rooms, Drilled Well & Advanced Enviro Septic System, etc. 1,941sq ft open-concept layout with tons of natural light, vaulted ceilings in the living room with a gas FP. The gourmet kitchen boasts quartz countertops, huge eat-up island, gas stove, pot drawers & a walk through pantry with a coffee/tea bar. Large mud room with a walk-in closet, laundry area/sink/cabinets & 2pc bath. 3 generous bedrooms, 4pc bath & primary bedroom 5pc ensuite & walk-in closet. Great potential in the unfinished basement, 9ft ceilings, rough in for 2 bathrooms, set up for a FP. Impressive yard with a composite deck/fire pit area/garden/flowerbeds & access to the Reserve Land!

Built in 2018

## **Essential Information**

MLS® # E4445120

Price \$734,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,942
Acres	3.33
Year Built	2018
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	49 56503 Rge Rd 231
Area	Rural Sturgeon County
Subdivision	Lost Point Lake
City	Rural Sturgeon County
County	ALBERTA
Province	AB
Postal Code	T0A 1N4

### Amenities

Features	Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Exterior Walls-2"x6", Fire Pit, Front Porch, No Animal Home, No Smoking Home, Vaulted Ceiling, Vinyl Windows, Natural Gas BBQ Hookup, 9 ft. Basement Ceiling
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### Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Stories	1
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood
Exterior Features	Corner Lot, Environmental Reserve, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Shopping Nearby, Treed Lot, Vegetable Garden

Construction	Wood
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	June 30th, 2025
Days on Market	4
Zoning	Zone 60

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Listing information last updated on July 4th, 2025 at 5:32pm MDT