

# **\$1,475,000 - 629 52328 Rge Road 233, Rural Strathcona County**

MLS® #E4431469

**\$1,475,000**

6 Bedroom, 4.50 Bathroom, 3,628 sqft

Rural on 0.38 Acres

Balmoral Heights, Rural Strathcona County,  
AB

Welcome to the prestigious neighborhood of Balmoral Heights in Sh. Pk. This custom built W/OUT hm backing onto greenbelt will exceed all expectations! Refinished hrdwd thru-out main flr. Large front lvg rm & family sized kitchen w/ granite tops, walk-thru pantry & 11.5' island, open to the family rm w/ f/p & large eating nook. Off the kitchen is a m/free deck overlooking the stunning yard with a resort inspired 20'x40' INGROUND POOL surrounded by STAMPED CONCRETE & pro. landscaping. Other floors lead to the bonus rm with 14' ceilings, 4 large bdrms, all with ensuites incl. the primary with a f/p and deck! The lower level has a den with pocket doors to a great home office or another bdrm. The walk-out bsmt with IN-FLOOR HEAT, has a 6th bdrm with a full bath incl. STEAM SHOWER. Huge rec rm leads to the exposed aggregate patio. House has 2 furnaces & a/c units, 3 f/p's, built-in speakers, u/g sprinklers, TRIPLE HEATED GARAGE WITH DRIVE THRU BAY +more! This is a timeless, classy well built home.

Built in 2006

## **Essential Information**



|                |                        |
|----------------|------------------------|
| MLS® #         | E4431469               |
| Price          | \$1,475,000            |
| Bedrooms       | 6                      |
| Bathrooms      | 4.50                   |
| Full Baths     | 4                      |
| Half Baths     | 1                      |
| Square Footage | 3,628                  |
| Acres          | 0.38                   |
| Year Built     | 2006                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | 5 Level Split          |
| Status         | Active                 |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 629 52328 Rge Road 233  |
| Area        | Rural Strathcona County |
| Subdivision | Balmoral Heights        |
| City        | Rural Strathcona County |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T8B 0A2                 |

### Amenities

|                |  |
|----------------|--|
| Features       | Air Conditioner, Deck, Patio, Pool-Outdoor, Walkout Basement, Wall Unit-Built-In |
| Parking Spaces | 6  |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Heating           | Forced Air-2, Natural Gas |
| Fireplace         | Yes                       |
| Stories           | 5                         |
| Has Basement      | Yes                       |
| Basement          | Full, Finished            |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood  |
| Exterior Features | Airport Nearby, Backs Onto Park/Trees, Fenced, Golf Nearby, |

|              |                             |
|--------------|-----------------------------|
|              | Landscaped, Shopping Nearby |
| Construction | Wood                        |
| Foundation   | Concrete Perimeter          |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 17th, 2025 |
| Days on Market | 61               |
| Zoning         | Zone 80          |

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Listing information last updated on June 17th, 2025 at 5:47pm MDT