

Courtesy Of Juliana M Salvador Of 2% Realty Pro

# \$619,000 - 338 51101 Rge Road 222, Rural Strathcona County

MLS® #E4418011

**\$619,000**

3 Bedroom, 3.00 Bathroom, 1,701 sqft  
Rural on 0.11 Acres

West Bear Haven, Rural Strathcona County,  
AB

Attention Golfers and/or Retirees! This fabulous Ex Showhome is for Sale, The Home is located in the Gated Community, in the Beautiful Jack Nicklaus Signature Golf Course, Development, "Northern Bear" With approximately 2,800 sq ft of Floor area and many extras, this Home was used as a Showhome, Fully finished walkout Basement, Infloor Radiant Heating in the Basement, 3- 4 Bedrooms, 3 Bathrooms, Steamer and Jacuzzi in the Ensuite Bathroom. Luxury finishings 2 Fireplaces, a Double Garage, and space for 3-4 more vehicles in the Driveway, if required. Covered Sundeck, and mosquito Net, and another Patio. Very Well Landscaped, and Maintained Lot. Great open views of the Golf Course 9th Hole, Pond and Fountain, located in Sherwood Park, near shopping and Schools.

Built in 2010

## Essential Information

MLS® #	E4418011
Price	\$619,000
Bedrooms	3
Bathrooms	3.00



Full Baths	3
Square Footage	1,701
Acres	0.11
Year Built	2010
Type	Rural
Sub-Type	Half Duplex
Style	Bungalow
Status	Active

### **Community Information**

Address	338 51101 Rge Road 222
Area	Rural Strathcona County
Subdivision	West Bear Haven
City	Rural Strathcona County
County	ALBERTA
Province	AB
Postal Code	T8C 1G9

### **Amenities**

Features	Ceiling 10 ft., Vaulted Ceiling, Walkout Basement, Wet Bar, See Remarks
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### **Interior**

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

### **Exterior**

Exterior	Wood
Exterior Features	Backs Onto Park/Trees, Golf Nearby, Landscaped, See Remarks
Construction	Wood
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	January 12th, 2025
Days on Market	59
Zoning	Zone 80

Condo Fee            \$150

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Listing information last updated on March 12th, 2025 at 2:32pm MDT