

# **\$1,250,000 - 37 52249 Range Road 233, Rural Strathcona County**

MLS® #E4461413

**\$1,250,000**

5 Bedroom, 3.00 Bathroom, 1,960 sqft

Rural on 4.96 Acres

Chrenek Estates, Rural Strathcona County, AB

Less than 5 mins from Henday and Whitemud, Very well kept 5 Bedroom bungalow. Kitchen renovated with HICKORY WOOD, GRANITE COUNTERTOPS, LARGE ISLAND and tons of functional storage & counter space. Almost 5 ACRES! WALKING DISTANCE TO SHPK. Home has been upgraded inside and out. Large living room with separate sitting area looking out to the beautiful backyard area. DINING ROOM HAS ROOM FOR a LARGE TABLE and looks into the family room & living room. Off the dining room is a full length 2nd story deck looking to the gorgeous front yard. HARDWOOD AND CARPET FLOORS throughout the MAIN FLOOR ARE INCREDIBLE. Master is good size with an ensuite and a walkout patio door to the large deck. WALKOUT BASEMENT has 2 more bedrooms, large rumpus room, large hobby room, laundry room and a full bath. DOUBLE ATTACHED GARAGE PLUS AN EXTRA SINGLE CAR GARAGE in the back. Large 25' x 50' BUILDING connected by a tunnel to the house. Could be used as a large workshop, studio or storage. Truly a one of kind.

Built in 1976

## **Essential Information**



|                |                        |
|----------------|------------------------|
| MLS® #         | E4461413               |
| Price          | \$1,250,000            |
| Bedrooms       | 5                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 1,960                  |
| Acres          | 4.96                   |
| Year Built     | 1976                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 37 52249 Range Road 233 |
| Area        | Rural Strathcona County |
| Subdivision | Chrenek Estates         |
| City        | Rural Strathcona County |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T8B 1C7                 |

### Amenities

|          |                                                                                                                                                                                                                          |
|----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Features | Deck, Detectors Smoke, Dog Run-Fenced In, Fire Pit, Gazebo, Hot Water Natural Gas, No Smoking Home, Parking-Extra, Smart/Program. Thermostat, Recreation Room/Centre, Walkout Basement, Workshop, Natural Gas BBQ Hookup |
|----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

### Interior

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

### Exterior

|                   |                                                                  |
|-------------------|------------------------------------------------------------------|
| Exterior          | Wood                                                             |
| Exterior Features | Backs Onto Park/Trees, Fruit Trees/Shrubs, No Back Lane, Private |

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

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | October 8th, 2025 |
| Days on Market | 23                |
| Zoning         | Zone 80           |

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Listing information last updated on October 31st, 2025 at 12:17pm MDT