

# **\$4,097,900 - 52355 Range Road 233, Rural Strathcona County**

MLS® #E4448957

**\$4,097,900**

7 Bedroom, 8.00 Bathroom, 6,102 sqft

Rural on 3.00 Acres

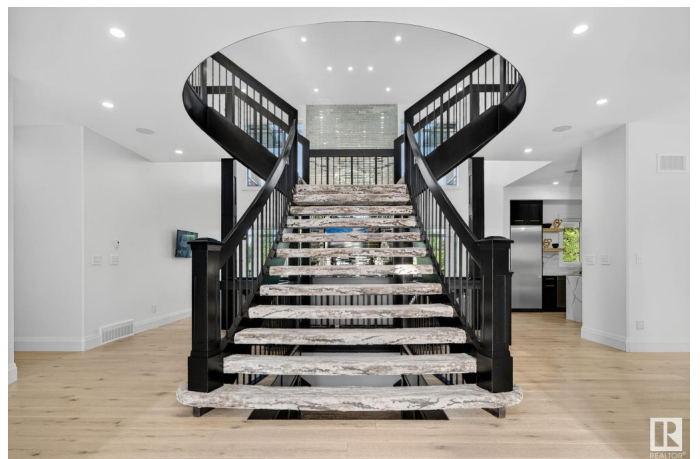
Campbelltown Heights, Rural Strathcona County, AB

A truly exceptional estate property just mins from the city. Situated on 3 acres with city water & sewer, this 9,000+sqft residence is a masterclass in design and function. Boasting 7 spacious bedrooms, each with its own ensuite and walk-in closets, this home is ideal for large families, multi-generational living, or those who love to entertain on a grand scale. Enter through a dramatic foyer into formal living and dining rooms that exude elegance. The home features 2 fully equipped kitchens, as well as a main flr office, making it easy to balance work and life. The fully dvlpd lower level is the ultimate retreat, complete with a custom bar and generous entertainment areas. Luxury extends to the infrastructure: in-floor heating on all three levels, zoned heating and cooling, and two oversized triple-car garages, one with a 3-piece bath and one with a dog wash. Step outside to enjoy three separate patios, a rear stamped concrete pad, and meticulously manicured grounds complete with a full irrigation system.

Built in 2018

## **Essential Information**

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Price	\$4,097,900
Bedrooms	7
Bathrooms	8.00
Full Baths	7
Half Baths	2
Square Footage	6,102
Acres	3.00
Year Built	2018
Type	Rural
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	52355 Range Road 233
Area	Rural Strathcona County
Subdivision	Campbelltown Heights
City	Rural Strathcona County
County	ALBERTA
Province	AB
Postal Code	T8B 1C6

### Amenities

Features	See Remarks
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### Interior

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

### Exterior

Exterior	Wood
Exterior Features	See Remarks
Construction	Wood
Foundation	Concrete Perimeter

### Additional Information

Date Listed July 21st, 2025

Days on Market 58

Zoning Zone 80

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Listing information last updated on September 17th, 2025 at 7:17pm MDT