

# **\$789,000 - 98 23211 Twp Road 520, Rural Strathcona County**

MLS® #E4456089

**\$789,000**

3 Bedroom, 2.00 Bathroom, 995 sqft  
Rural on 3.00 Acres

Trevithick Park, Rural Strathcona County, AB

Acreage Living Meets City Lifestyle! Welcome to this fully renovated 1958 raised bungalow, nestled on a stunning 3-acre treed lot in the sought-after subdivision of Trevithick Park in Sherwood Park. This property offers the perfect blend of peaceful country living with modern city comforts combined with over 1,900sqft of finished living space. • 3 spacious bedrooms, 2 updated bathrooms & a dedicated office • Hunter Douglas blinds & new windows throughout • Roof shingles replaced in 2021 on both the house & garage • Renovated double attached heated garage with durable metal siding • New cistern & septic system installed in 2018 • Greenhouse for year-round gardening & fresh produce • Two versatile sheds for storage, hobbies, or workspace • Private well & heated waterer • perfect for horses & livestock • Mature trees offering privacy, shade, & a serene natural setting Ideal for animal lovers, making it fully equipped for year-round animal care.

Built in 1958

## **Essential Information**

MLS® #	E4456089
Price	\$789,000



Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	995
Acres	3.00
Year Built	1958
Type	Rural
Sub-Type	Detached Single Family
Style	Raised Bungalow
Status	Active

### Community Information

Address	98 23211 Twp Road 520
Area	Rural Strathcona County
Subdivision	Trevithick Park
City	Rural Strathcona County
County	ALBERTA
Province	AB
Postal Code	T8B 1G1

### Amenities

Features	Deck
Parking Spaces	8

### Interior

Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood
Exterior Features	No Back Lane
Construction	Wood
Foundation	Concrete Perimeter

### Additional Information

Date Listed	September 4th, 2025
-------------	---------------------

Days on Market 4

Zoning Zone 80

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on September 8th, 2025 at 8:17pm MDT