

# **\$809,900 - 421 55109 Hwy 777, Rural Lac Ste. Anne County**

MLS® #E4456055

**\$809,900**

5 Bedroom, 3.50 Bathroom, 3,003 sqft

Rural on 1.64 Acres

Sturgeon Heights\_CLSA, Rural Lac Ste. Anne County, AB

Stunning 5-bedroom acreage on 1.64 acres backing onto nature preserve (Ducks Unlimited). Just a short drive to St. Albert, Spruce Grove or Edmonton. This move-in ready home features 9-ft vaulted ceilings, tile & hardwood flooring, and a designer kitchen with black granite counters, stainless steel appliances & walk-through pantry. A spacious mudroom, main floor laundry & den add convenience. Upstairs, enjoy a large bonus room with gas fireplace, a primary retreat with walk-in closet & 5-pc ensuite, plus 2 more bedrooms & full bath. The fully finished basement offers in-floor heating, 2 bedrooms & 4-pc bath. Outside boasts a covered front porch, back deck, fenced yard, paved driveway & aggregate walkways. Acreage living at its best!

Built in 2006

## **Essential Information**

|            |           |
|------------|-----------|
| MLS® #     | E4456055  |
| Price      | \$809,900 |
| Bedrooms   | 5         |
| Bathrooms  | 3.50      |
| Full Baths | 3         |



|                |                        |
|----------------|------------------------|
| Half Baths     | 1                      |
| Square Footage | 3,003                  |
| Acres          | 1.64                   |
| Year Built     | 2006                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 421 55109 Hwy 777          |
| Area        | Rural Lac Ste. Anne County |
| Subdivision | Sturgeon Heights_CLSA      |
| City        | Rural Lac Ste. Anne County |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T0E 1V0                    |

### Amenities

|          |             |
|----------|-------------|
| Features | See Remarks |
|----------|-------------|

### Interior

|                   |                                             |
|-------------------|---------------------------------------------|
| Interior Features | ensuite bathroom                            |
| Heating           | Fan Coil, In Floor Heat System, Natural Gas |
| Fireplace         | Yes                                         |
| Stories           | 3                                           |
| Has Basement      | Yes                                         |
| Basement          | Full, Finished                              |

### Exterior

|                   |                                                         |
|-------------------|---------------------------------------------------------|
| Exterior          | Wood                                                    |
| Exterior Features | Backs Onto Park/Trees, Fenced, Level Land, Park/Reserve |
| Construction      | Wood                                                    |
| Foundation        | Concrete Perimeter                                      |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 4th, 2025 |
| Days on Market | 58                  |
| Zoning         | Zone 70             |

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Listing information last updated on November 1st, 2025 at 9:33am MDT