

# **\$899,702 - 619 22560 Wye Road, Rural Strathcona County**

MLS® #E4437051

**\$899,702**

5 Bedroom, 4.50 Bathroom, 2,720 sqft

Rural on 2.95 Acres

Wyecliff, Rural Strathcona County, AB

MINUTES TO SHERWOOD PARK!...PRIDE OF OWNERSHIP-ORIGINAL OWNERS!...CITY WATER!...NEW SEPTIC SYSTEM!...SEPARATE BASEMENT ENTRANCE...PRIVATE SETTING!...~!WELCOME HOME!~ Prepare to be impressed with a one of kind, tudor style inviting home! Walk into a separate front foyer - you don't see this very often! Gorgeous woodwork & quality hardwood floors too. Those sought after open beam ceilings make this living space special, along with its unique brick wood burning fireplace. Chef style kitchen has wall oven/cooktop, w/loads of cabinetry/counterspace, & don't forget the spacious breakfast nook w/built in desk. This great entertaining home has a large dining room w/built ins. Main floor bdrm & office space & 3 pce bath finishes off the main floor. Amazing upper floor has 3 more huge bdrms, one with 5 pce ensuite. Outdoor oasis has covered patio, tiered cedar deck, pergola, & stone patio w/garden beds! Shingles/eaves only 10 yrs old, 30 Amp plug for electric car, in floor heat, & much more! Perfect country living!

Built in 1976

## **Essential Information**



MLS® #	E4437051
Price	\$899,702
Bedrooms	5
Bathrooms	4.50
Full Baths	4
Half Baths	1
Square Footage	2,720
Acres	2.95
Year Built	1976
Type	Rural
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	619 22560 Wye Road
Area	Rural Strathcona County
Subdivision	Wyecliff
City	Rural Strathcona County
County	ALBERTA
Province	AB
Postal Code	T8A 4T6

### **Amenities**

Features	Deck, Gazebo, Open Beam, Parking-Extra, Patio, See Remarks
----------	------------------------------------------------------------

### **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	Backs Onto Park/Trees, Landscaped, Schools, See Remarks
Construction	Wood
Foundation	Concrete Perimeter

**Additional Information**

Date Listed            May 16th, 2025  
Days on Market       3  
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 May 19th, 2025 at 5:17pm MDT