

# **\$225,000 - 22078 Wye Road, Rural Strathcona County**

---

MLS® #E4442601

**\$225,000**

1 Bedroom, 1.00 Bathroom, 846 sqft

Rural on 0.50 Acres

None, Rural Strathcona County, AB

Minutes to Ardrossan or Sherwood Park sits this 1/2 acre opportunity for the new owner to make a home in the country. With some TLC this home can be liveable and is certainly affordable. House needs appliances and flooring upgrade and general maintenance. Yard needs a gardeners touch to make it beautiful again.



Built in 1950

## **Essential Information**

MLS® #	E4442601
Price	\$225,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	846
Acres	0.50
Year Built	1950
Type	Rural
Sub-Type	Detached Single Family
Style	1 and Half Storey
Status	Active

## **Community Information**

Address	22078 Wye Road
Area	Rural Strathcona County

Subdivision	None
City	Rural Strathcona County
County	ALBERTA
Province	AB
Postal Code	T8E 2G7

### **Amenities**

Features	Deck, See Remarks
Parking Spaces	20

### **Interior**

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

### **Exterior**

Exterior	Wood
Exterior Features	Corner Lot, Schools
Construction	Wood
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	June 15th, 2025
Days on Market	33
Zoning	Zone 60

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 July 18th, 2025 at 7:02pm MDT