

# \$425,000 - 137 51551 Rge Road 212a, Rural Strathcona County

MLS® #E4438403

**\$425,000**

3 Bedroom, 2.00 Bathroom, 1,867 sqft

Rural on 0.36 Acres

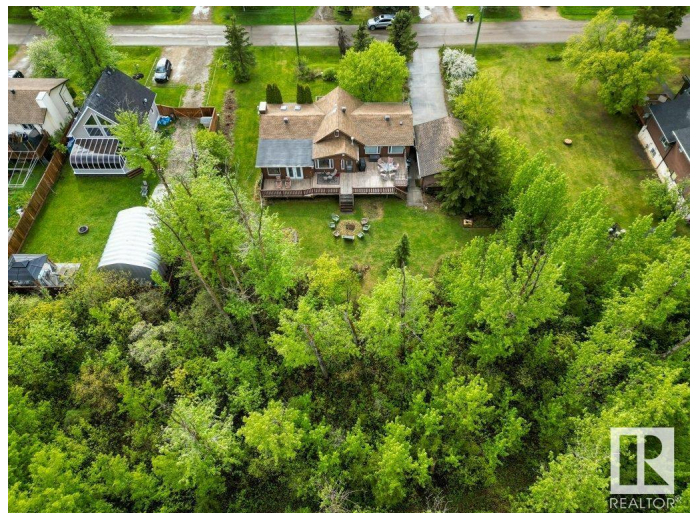
Collingwood Cove, Rural Strathcona County, AB

Welcome to Collingwood Cove. This 1,800+ sq ft cedar bungalow, built in 1940, is nestled on two spacious lots in a quiet, country setting surrounded by nature and wildlife. The treed-in yard offers exceptional privacy, with a massive deck that spans the full length of the home—ideal for enjoying the peaceful surroundings. A paved driveway leads to a double detached garage. Inside, the home features vaulted ceilings, a gas fireplace, three bedrooms upstairs, and two full bathrooms. Updates include shingles on the house (2015) and a well upgrade in 2022 with new pump and piping.

Built in 1940

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4438403  |
| Price          | \$425,000 |
| Bedrooms       | 3         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,867     |
| Acres          | 0.36      |
| Year Built     | 1940      |
| Type           | Rural     |



|          |                        |
|----------|------------------------|
| Sub-Type | Detached Single Family |
| Style    | Bungalow               |
| Status   | Active                 |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 137 51551 Rge Road 212a |
| Area        | Rural Strathcona County |
| Subdivision | Collingwood Cove        |
| City        | Rural Strathcona County |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T8G 1B2                 |

### Amenities

|          |                       |
|----------|-----------------------|
| Features | Deck, Vaulted Ceiling |
|----------|-----------------------|

### Interior

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

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood  |
| Exterior Features | Backs Onto Park/Trees, Fruit Trees/Shrubs, Landscaped, Playground Nearby, Treed Lot |
| Construction      | Wood  |
| Foundation        | Block, Brick, Stone   |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 22nd, 2025 |
| Days on Market | 35             |
| Zoning         | Zone 83        |

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Listing information last updated on June 26th, 2025 at 1:02pm MDT