# \$995,000 - 14 53504 Rge Road 280, Rural Parkland County

MLS® #E4418828

## \$995,000

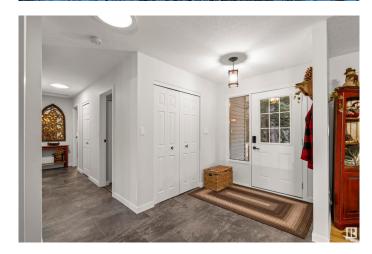
6 Bedroom, 5.00 Bathroom, 3,115 sqft Rural on 3.51 Acres

Parkview Estates (Parkland), Rural Parkland County, AB

Minutes from Spruce Grove, this unique acreage features a 3115 sq ft bungalow divided by the main house being 1800 sq ft with a walkout basement & a 1315 sq ft guest house, giving flexibility for either a massive home, guest suite, bed and breakfast, AirBNB, or in-law suite. Situated on 3.5 acres, the land is reminiscent of being in Jasper Park Lodge with a horse set up to the north and a spectacular yard to the south, complete with stone surround firepit area, a gazebo, and a spectacular open space surrounded by tree perimeter and sprinkled with massive trees inside. The main house offers 3 large bedrooms up and a walkout basement with gym and theatre, plus access to a greenhouse from the bedroom. The guest house is wheelchair accessible with 2 large bedrooms and separate laundry. Updates throughout the years including new kitchen, siding, eaves, retaining walls, and more. There are 2 garages, each 24 x 24ft, one with radiant heating and one full concrete on 5 walls. This home is truly a must see.







Built in 1976

#### **Essential Information**

MLS® # E4418828 Price \$995,000

Bedrooms 6

Bathrooms 5.00

Full Baths 5

Square Footage 3,115

Acres 3.51 Year Built 1976

Type Rural

Sub-Type Detached Single Family

Style Bungalow

Status Active

# **Community Information**

Address 14 53504 Rge Road 280
Area Rural Parkland County

Subdivision Parkview Estates (Parkland)

City Rural Parkland County

County ALBERTA

Province AB

Postal Code T7X 3V6

### **Amenities**

Features Fire Pit, Front Porch, Gazebo, Guest Suite, See Remarks

#### Interior

Interior Features ensuite bathroom

Heating Forced Air-1, Forced Air-2, Natural Gas

Fireplace Yes

Stories 2

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood

Exterior Features Cross Fenced, See Remarks

Construction Wood

Foundation Concrete Perimeter

#### **Additional Information**

Date Listed January 22nd, 2025

Days on Market 72

Zoning Zone 70

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Listing information last updated on April 4th, 2025 at 12:47pm MDT