

\$775,000 - 25 53219 Rge Road 271, Rural Parkland County

MLS® #E4431423

\$775,000

4 Bedroom, 3.00 Bathroom, 1,286 sqft

Rural on 3.14 Acres

Rolling Meadow Estates, Rural Parkland County, AB

Just a SHORT 15-MINUTE DRIVE WEST OF EDMONTON & ONLY 5 MINUTES NORTH OF SPRUCE GROVE, this incredible acreage offers the perfect blend of country living with CLOSE PROXIMITY TO THE CITY. Situated on OVER 3 ACRES of land, backing onto reserve land, this property features a 48x60 SHOP w mezzanine, 3 newer insulated overhead garage doors, 220V wiring, a truck pit, compressor, water, & gas. Plus, there's a 26x24 DOUBLE DETACHED GARAGE. The immaculate, RENOVATED WALK-OUT BI-LEVEL boasts OVER 2500 SQFT of living space. The main floor showcases an UPDATED KITCHEN w HUGE 5x10 ISLAND and NEWER STAINLESS STEEL APPLIANCES. The dining room opens to a WEST-FACING WRAP-AROUND DECK, overlooking the expansive backyard. Recent upgrades include NEW WINDOWS, SHINGLES, EAVESTROUGHS, HOT WATER TANK, PRESSURE TANK, & SEPTIC TANK. This home is a MUST-SEE, offering both convenience and tranquility!

Built in 1978

Essential Information



| | |
|----------------|------------------------|
| MLS® # | E4431423 |
| Price | \$775,000 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,286 |
| Acres | 3.14 |
| Year Built | 1978 |
| Type | Rural |
| Sub-Type | Detached Single Family |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|------------------------|
| Address | 25 53219 Rge Road 271 |
| Area | Rural Parkland County |
| Subdivision | Rolling Meadow Estates |
| City | Rural Parkland County |
| County | ALBERTA |
| Province | AB |
| Postal Code | T7X 3L9 |

Amenities

| | |
|----------|--|
| Features | Air Conditioner, Deck, Parking-Extra, Workshop |
|----------|--|

Interior

| | |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|-------------------------|
| Exterior | Wood |
| Exterior Features | Golf Nearby, Landscaped |
| Construction | Wood |
| Foundation | Concrete Perimeter |

Additional Information

Date Listed April 17th, 2025

Days on Market 13

Zoning Zone 70

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Listing information last updated on April 30th, 2025 at 2:02pm MDT