

# **\$1,300,000 - 51206a Rge Road 12, Rural Parkland County**

MLS® #E4425564

**\$1,300,000**

4 Bedroom, 3.50 Bathroom, 2,034 sqft

Rural on 10.01 Acres

None, Rural Parkland County, AB

Executive bungalow with attached double garage (26x26, heated, 220V, water) & shop (60Wx45L, triple 16Wx14H doors, heated, 220V, water) on 10.01 acres OUT OF SUBDIVISION, 10 mins southwest of Stony Plain. This beautiful 2,035 sq ft (+ full basement) home features vaulted ceilings and plenty of natural light throughout the gorgeous open floor plan. On the main: spacious entry, laundry room w/ sink, 2-pc powder room, front office, living room w/ gas fireplace, dining area w/ deck access and gourmet kitchen w/ granite counters, eat-up island & large walk-through pantry. Finishing off the main are 2 bedrooms, each with its own full ensuite, including the owner's suite w/ luxurious 5-pc (corner soaker) & walk-in closet. Finished basement with 2 additional bedrooms, 4-pc bathroom, storage and huge family/rec room w/ wood stove. Outside: covered deck & porch, chain link fenced 3 acres of yard & 7 acres of barbwire fenced pasture. Located only 20 mins west of Edmonton with easy access to Highway 627.

Built in 2011

## **Essential Information**

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Price	\$1,300,000
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,034
Acres	10.01
Year Built	2011
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	51206a Rge Road 12
Area	Rural Parkland County
Subdivision	None
City	Rural Parkland County
County	ALBERTA
Province	AB
Postal Code	T7Y 2B5

### Amenities

Features	Ceiling 9 ft., Deck, Dog Run-Fenced In, Front Porch, No Animal Home, No Smoking Home, R.V. Storage, Vaulted Ceiling
Parking Spaces	10

### Interior

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

### Exterior

Exterior	Wood
Exterior Features	Fenced, Golf Nearby, Paved Lane, Private Setting, Schools, Shopping Nearby, Treed Lot

Construction	Wood
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	March 13th, 2025
Days on Market	36
Zoning	Zone 90

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Listing information last updated on April 18th, 2025 at 10:47am MDT