

# **\$790,000 - 28 51526 Rge Road 273, Rural Parkland County**

MLS® #E4427746

**\$790,000**

4 Bedroom, 3.00 Bathroom, 1,636 sqft

Rural on 3.00 Acres

Mallard Park, Rural Parkland County, AB

LOOKING FOR AN ACREAGE CLOSE TO TOWN WITH A SHOP? WANTING PRIVACY, TREES BUT STILL EASY ACCESS TO WORK? WANT A HOME THAT IS RENOVATED PLUS A/C? THEN THIS IS IT!

As you walk through the huge mud room, you'll notice the BRAND NEW KITCHEN! Tons of gorgeous white cabinetry, white subway tile & a ton of counterspace. The living room is HUGE, w/ tons of natural lighting from the huge windows that frame the breathtaking wood burning FP! As you follow the laminate flooring down the hallway, you are greeted by a spacious 5pc. main bath. Also on this floor are 3 BDRMS w/ the primary bdrm. fit for a Queen, w/ a huge corner walk-in closet, corner gas f/p & a breathtaking 4pc. ensuite w/ his & her sinks. Also featured in the primary bdrm, garden doors that open out to the North facing deck, with views of your 3 acres of land. The FINISHED BSMT has so much to offer as well! A huge rec/family room, 2 office/flex rooms, large bdrm, massive laundry & a 3pc. bath. New Septic Field & A 32X42 HEATED SHOP W/ FOAM INSUL.

Built in 1974

## **Essential Information**



MLS® #	E4427746
Price	\$790,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,636
Acres	3.00
Year Built	1974
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	28 51526 Rge Road 273
Area	Rural Parkland County
Subdivision	Mallard Park
City	Rural Parkland County
County	ALBERTA
Province	AB
Postal Code	T7Y 1H7

### Amenities

Features	Air Conditioner, Deck, Vinyl Windows, Workshop
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### Interior

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

### Exterior

Exterior	Wood
Exterior Features	Backs Onto Lake, Environmental Reserve, Park/Reserve, Treed Lot, See Remarks, Partially Fenced
Construction	Wood
Foundation	Concrete Perimeter

**Additional Information**

Date Listed            March 27th, 2025  
Days on Market       85  
Zoning                 Zone 90

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