

# **\$899,000 - 52 53122 Range Road 14 Road, Rural Parkland County**

MLS® #E4434042

**\$899,000**

5 Bedroom, 3.50 Bathroom, 2,099 sqft

Rural on 1.16 Acres

Hidden Valley Estates, Rural Parkland County, AB

Acreage Living Just 5 Mins from Stony Plain in Hidden Valley estates. This 2,176 sq ft custom home sits on 1.16 fully fenced acres, backing onto a tranquil environmental reserve with a pond. Featuring 1,567 sq ft on the main floor, 609 sq ft upstairs, plus a fully finished walkout basement with in-floor heat, this home offers 5 bedrooms (3 up, 2 down) and thoughtful upgrades throughout. Enjoy a main floor primary suite, hardwood and tile flooring, upstairs laundry, and an open-concept layout. The ICF construction extends to the second level for energy efficiency. Step outside to a composite deck, hot tub, above-ground pool, and beautifully landscaped yard. The oversized triple garage includes in-floor heating, a concrete pad, and a full asphalt driveway. With low-maintenance stucco and rock exterior, this home is built for lasting beauty and comfort. A rare find offering peaceful rural living with quick access to all amenities—this is the perfect blend of space, style, and location!

Built in 2008

## **Essential Information**

MLS® # E4434042



|                |                        |
|----------------|------------------------|
| Price          | \$899,000              |
| Bedrooms       | 5                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,099                  |
| Acres          | 1.16                   |
| Year Built     | 2008                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 52 53122 Range Road 14 Road |
| Area        | Rural Parkland County       |
| Subdivision | Hidden Valley Estates       |
| City        | Rural Parkland County       |
| County      | ALBERTA                     |
| Province    | AB                          |
| Postal Code | T7Y 2T3                     |

### Amenities

|          |   |
|----------|---|
| Features | Air Conditioner, Ceiling 9 ft., Deck, Detectors Smoke, Dog Run-Fenced In, Hot Tub, No Smoking Home, Pool-Outdoor, R.V. Storage, Vinyl Windows, Walkout Basement, 9 ft. Basement Ceiling |
|----------|---|

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Heating           | Forced Air-1, Natural Gas |
| Fireplace         | Yes                       |
| Stories           | 3                         |
| Has Basement      | Yes                       |
| Basement          | Full, Finished            |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood   |
| Exterior Features | Backs Onto Park/Trees, Fenced, Landscaped, Low Maintenance Landscape, Park/Reserve |

|              |                         |
|--------------|-------------------------|
| Construction | Wood                    |
| Foundation   | Insulated Concrete Form |

**Additional Information**

|                |               |
|----------------|---------------|
| Date Listed    | May 2nd, 2025 |
| Days on Market | 46            |
| Zoning         | Zone 90       |

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Listing information last updated on June 17th, 2025 at 3:47am MDT