

# **\$1,300,000 - 51212 Rge Road 20, Rural Parkland County**

MLS® #E4436006

**\$1,300,000**

4 Bedroom, 3.00 Bathroom, 2,048 sqft

Rural on 10.01 Acres

None, Rural Parkland County, AB

Farmhouse charm meets luxury in this custom-built bungalow on 10 acres in Parkland County! This original-owner home blends rustic warmth with modern ease offering a stunning open concept layout with vaulted PINE ceilings, hardwood flooring, central A/C, Chef's kitchen with built-in appliances, GRANITE countertops, butler's pantry, & separate dinette, adjoining sunroom, wrap-around COVERED deck, 4 total bedrooms including a king-sized owner's suite with walk-in closet & 5pc ensuite, 9' ceilings throughout, 3 fireplaces, a fully-finished WALK-OUT basement with heated concrete floors, HEATED double-attached garage with adjoining hobby room, and a 49'x29' SHOP split with both a heated & unheated side & 12'-14' overhead doors. Fenced for animals with a chicken coop, vegetable & flowers gardens & a beautifully treed perimeter, this exceptional property offers the ultimate blend of upscale comfort & authentic country charm in a phenomenal acreage setting.

Built in 2013

## **Essential Information**

|        |             |
|--------|-------------|
| MLS® # | E4436006    |
| Price  | \$1,300,000 |



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 2,048                  |
| Acres          | 10.01                  |
| Year Built     | 2013                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 51212 Rge Road 20     |
| Area        | Rural Parkland County |
| Subdivision | None                  |
| City        | Rural Parkland County |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T7Y 2G3               |

### Amenities

|          |   |
|----------|---|
| Features | Air Conditioner, Ceiling 9 ft., Deck, Front Porch, No Smoking Home, Patio, R.V. Storage, Vaulted Ceiling, Walkout Basement, Workshop, See Remarks, HRV System, 9 ft. Basement Ceiling |
|----------|---|

### Interior

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

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood  |
| Exterior Features | Backs Onto Park/Trees, Fenced, Fruit Trees/Shrubs, Landscaped, Private Setting, Ravine View, Recreation Use, Treed Lot, Vegetable Garden, See Remarks |
| Construction      | Wood  |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      May 12th, 2025

Days on Market                1

Zoning                            Zone 90

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Listing information last updated on May 13th, 2025 at 8:03am MDT