

## **\$428,900 - 8 23429 Twp Rd 584, Rural Westlock County**

MLS® #E4439715

**\$428,900**

3 Bedroom, 2.50 Bathroom, 1,579 sqft

Rural on 13.89 Acres

Regal Park Village, Rural Westlock County,  
AB

Escape to Country Living & Enjoy this 13.89 acre Acreage in Regal Park Village! Minutes from Halfmoon Lake Natural Area, Opal Natural Area & 20 mins N of Bon Accord. Lovely 1,579 sq ft 2 Storey family home that needs a few finishing touches. The main floor features an open foyer, eat-in country kitchen with SS appliances, patio doors to the fenced in back yard & patio area. Spacious living room, updated 2pc bathroom, convenient mudroom that connects to the attached double garage & access to the yard. Upstairs features 3 bedrooms with new engineered hardwood flooring, walk-in closet in the primary bedroom & a 3pc bathroom with a corner soaker tub. Partial finished basement offers a new 4pc bathroom, den, storage room, laundry area. 2019 Furnance & Hot Water Tank, Upgraded 100amp electrical panel. An impressive treed Lot with cross fencing for animals, dug out, horse shelter w/power, 2 chicken coops, raised garden beds, fruit trees/raspberry/blueberry/strawberry's & drilled well etc. Welcome Home!

Built in 1982

### **Essential Information**

MLS® # E4439715

Price \$428,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,579                  |
| Acres          | 13.89                  |
| Year Built     | 1982                   |
| Type           | Rural                  |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 8 23429 Twp Rd 584    |
| Area        | Rural Westlock County |
| Subdivision | Regal Park Village    |
| City        | Rural Westlock County |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T0G 1L0               |

### Amenities

|          |  |
|----------|--|
| Features | Detectors Smoke, Fire Pit, Low Flw/Dual Flush Toilet, No Smoking Home, Patio, R.V. Storage |
|----------|--|

### Interior

|              |                           |
|--------------|---------------------------|
| Heating      | Forced Air-1, Natural Gas |
| Stories      | 2                         |
| Has Basement | Yes                       |
| Basement     | Full, Partially Finished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood   |
| Exterior Features | Cross Fenced, Fenced, Fruit Trees/Shrubs, Landscaped, Vegetable Garden |
| Construction      | Wood   |
| Foundation        | Concrete Perimeter   |

### Additional Information

Date Listed May 31st, 2025

Days on Market 16

Zoning Zone 60

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Listing information last updated on June 16th, 2025 at 2:47am MDT