

Courtesy Of Dave J Ryan Of RE/MAX Real Estate

\$649,900 - 70 52228 Rge Road 30, Rural Parkland County

MLS® #E4458012

\$649,900

5 Bedroom, 3.50 Bathroom, 2,325 sqft

Rural on 1.67 Acres

Mayatan Lake Estates, Rural Parkland County,
AB

Picture perfect acreage living! This 2300 sq ft 2-storey PLUS fully finished basement is truly a dream! First you come up the winding driveway to the house beautifully tucked into the trees. Walk into the large entry with plenty of space for everyone to take off shoes. Front den is perfect for a home office. Great living room with plenty of natural light & gas fireplace. Large kitchen has lots of prep & storage space. Dining room is perfect for hosting family & friends. MAIN FLOOR LAUNDRY! Upstairs the large master suite has tons of room for furniture, a walk in closet & 4pc ensuite. 2 more bedrooms are great for kids or guests. Big bonus room is the perfect spot for kids to hide out! Finished basement has 2 MORE BEDROOMS plus another large rec room. Double attached garage! Large back deck is a great spot to spend a summer evening. All this on over 1.6 acres of rolling treed land. Mayatan Lake just down the road is perfect for all sorts of outdoor activities! Must SEE!!! some photos are virtually staged

Built in 2008

Essential Information

MLS® #

E4458012



Price	\$649,900
Bedrooms	5
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,325
Acres	1.67
Year Built	2008
Type	Rural
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	70 52228 Rge Road 30
Area	Rural Parkland County
Subdivision	Mayatan Lake Estates
City	Rural Parkland County
County	ALBERTA
Province	AB
Postal Code	T7Y 2M5

Amenities

Features	Closet Organizers, Deck, Detectors Smoke, Exterior Walls- 2"x6", Fire Pit, Front Porch, Hot Tub, Vinyl Windows
----------	--

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	Cul-De-Sac, Fruit Trees/Shrubs, Landscaped, Private Setting
Construction	Wood
Foundation	Concrete Perimeter

Additional Information

Date Listed September 16th, 2025
Days on Market 1
Zoning Zone 90

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)
Listing information last updated on September 17th, 2025 at 6:47pm MDT