# \$3,590,000 - 53417 Rge Rd 15, Rural Parkland County

MLS® #E4436699

## \$3,590,000

4 Bedroom, 3.00 Bathroom, 2,441 sqft Rural on 160.00 Acres

None, Rural Parkland County, AB

Do you want to own a lake? Well you can, 30 minutes from Edmonton - a sprawling 4,400 sq ft luxury home nestled on 160 acres of breathtaking land. Outdoors, the property offers winding quadding trails that meander through the woods and along the lake, offering adventure at every turn. The serene lake is perfect for leisurely boating, with your own dock extending out over calm water. Near the house, there's a bubbling hot tub positioned perfectly for soaking in the stunning surroundings or an outdoor fireplace to stay cozy. The home is self-sufficient, featuring a backup generator for emergencies and solar panels to run off grid. Inside, expansive living spaces offer contemporary luxury with high-end finishes at every turn. This home is a retreat from the world, providing an ideal setting for both relaxation and outdoor activities, all while ensuring that you're living sustainably and in harmony with nature. RV hookup for visiting guests a bonus, and even a dog kennel for your furry friends.

Built in 1994

#### **Essential Information**

MLS® # E4436699 Price \$3,590,000

Bedrooms 4







Bathrooms 3.00

Full Baths 3

Square Footage 2,441

Acres 160.00

Year Built 1994 Type Rural

Sub-Type Detached Single Family

Style Hillside Bungalow

Status Active

# **Community Information**

Address 53417 Rge Rd 15

Area Rural Parkland County

Subdivision None

City Rural Parkland County

County ALBERTA

Province AB

Postal Code T7Y 3H0

### **Amenities**

Features Air Conditioner, Deck, Dog Run-Fenced In, Fire Pit, Hot Tub, Intercom,

R.V. Storage, Wet Bar, See Remarks, Vacuum System-Roughed-In,

Solar Equipment

Parking Spaces 10

#### Interior

Interior Features ensuite bathroom

Heating Forced Air-1, Natural Gas

Fireplace Yes Stories 2

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood

Exterior Features Backs Onto Lake, Boating, Hillside, Lake Access Property, Lake View,

Low Maintenance Landscape, Rolling Land, See Remarks

Construction Wood

Foundation Concrete Perimeter

## **Additional Information**

Date Listed May 15th, 2025

Days on Market 167

Zoning Zone 70

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