

\$424,999 - 5 53407 Rge Road 30, Rural Parkland County

MLS® #E4454659

\$424,999

3 Bedroom, 2.00 Bathroom, 1,361 sqft
Rural on 3.16 Acres

Canterbury Estates, Rural Parkland County,
AB

This is your chance to own a beautifully treed and landscaped 3.16-acre property, offering peace, privacy, and room to grow—just 10 minutes from Alberta Beach and Stony Plain, with easy access to Cougar Creek Golf Course. Built in 2000 with an addition completed in 2005, this charming 1,360 sq ft home features an open-concept layout that blends modern style with comfortable living. The spacious kitchen and living areas are perfect for entertaining or simply relaxing in nature’s tranquility. Step outside to enjoy a lush garden area, mature trees, and plenty of space for outdoor activities or future projects. The tandem garage provides ample room for vehicles, tools, or recreational gear. Whether you're a first-time home buyer or simply looking to escape the city and enjoy nature’s peace, this property offers incredible potential in a quiet, natural setting.



Built in 2000

Essential Information

MLS® #	E4454659
Price	\$424,999
Bedrooms	3
Bathrooms	2.00
Full Baths	2

Square Footage	1,361
Acres	3.16
Year Built	2000
Type	Rural
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	5 53407 Rge Road 30
Area	Rural Parkland County
Subdivision	Canterbury Estates
City	Rural Parkland County
County	ALBERTA
Province	AB
Postal Code	T0E 0H0

Amenities

Features	Deck, Fire Pit, Front Porch
----------	-----------------------------

Interior

Interior Features	ensuite bathroom
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Partial, Unfinished

Exterior

Exterior	Wood
Exterior Features	Golf Nearby, Landscaped, No Back Lane, Not Fenced, Treed Lot
Construction	Wood
Foundation	Concrete Perimeter, Piling

Additional Information

Date Listed	August 25th, 2025
Days on Market	3
Zoning	Zone 70

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 August 28th, 2025 at 12:18pm MDT