



19 Frederick Boulevard Rural Parkland County AB

\$949,500

An Acreage 7 min from WEM, on full city services. This 2308 SQFT hillside, 6 bed 4 bath walkout bungalow, with a triple attached garage that has been beautifully maintained and upgraded! Upgrades include a gorgeous Gourmet Kitchen, replaced bathrooms, flooring, closet organizers, furnace & heat-pump in 2024 (that's air and heat), membrane on the decking with commercial grade metal stairs and railings, retractable exterior screens, new window coverings, permanent Xmas LED lights, all of these in the highest quality materials & workmanship. The 2/3 acre yard is fully developed & very private due to the public land/pond out the back of the fully fenced lot (with gate access!). With a waterfall feature, fire pit area, hot tub on the walkout patio, and extensive perennial plantings. Find also a greenhouse and 4 additional sheds for the tractor, gardening implements & wood storage. If you want a generous well-located country home that has been lovingly cared for, THIS IS IT!

Listing Presented By:



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